

MINUTES
BROOKINGS PLANNING COMMISSION

February 2, 2010

The regular meeting of the Brookings Planning Commission was called to order by Chair McMahan at 7:00 in the Council Chambers at the Brookings City Hall on the above date with the following Commission members and staff in attendance.

Commissioners Present:

Steve Bismarck Hedda Markham
Cheryl McMahan Kelly McClain
Randy Gorman Jerry Wulkowicz

Commissioners Absent:

Ken Bryan

Staff Present:

Planning Director Dianne Morris, Sr. Planner Donna Colby-Hanks and Secretary Alex Carr-Frederick

Other: No press, no public

THE PLANNING COMMISSION TOOK THE FOLLOWING ACTION IN THE PUBLIC HEARINGS

At 7:01 pm, Chair McMahan opened the public legislative hearing regarding City initiated amendments to the Brookings Municipal Code (BMC). Specifically, File No. **LDC-20-09**, Annexations, Chapter 17.144, and File No. **LDC-21-09**, Lot width, coverage and yard requirements in Chapters 17.24, 17.28, 17.32, 17.36; and Section 17.120.050, enlargement or alteration of a non-conforming structure. No exparte contact, personal bias, personal interest, conflicts or objections were declared by the Commission. There was no challenge from the audience as to the jurisdiction of the Commission to hear these requests.

Director Morris reviewed the staff report for File No. **LDC-20-09**, Chapter 17.144, Annexations. With minimal discussion, Commissioner Markham moved to recommend approval of File No. LDC-20-09 to City Council and Commissioner Wulkowicz seconded. The motion passed 6-0.

Sr. Planner Colby-Hanks reviewed the staff report regarding File No. **LDC-21-09** Lot width, coverage and yard requirements in Chapters 17.24, 17.28, 17.32, 17.36; and Section 17.120.050, enlargement or alteration of a non-conforming structure. The proposed revisions would allow property owners in existing, smaller homes and those with homes on irregularly shaped lots to add needed room in a second story. Commissioner Wulkowicz spoke at great length about the difficulty of adding load bearing walls and the unlikely chance that home owners would take advantage of, or even benefit from, adding a second story under non-ideal circumstances. Commissioner McClain expressed concerns for neighbors and their prospective loss of views. Commissioner Markham made a motion, Commissioner Gorman seconded that the PC make a recommendation to City Council for approval of LDC-21-09 Lot width, coverage and yard requirements in Chapters 17.24, 17.28, 17.32, 17.36; and Section 17.120.050, enlargement or alteration of a non-conforming structure. Motion passed 5-1, Commissioner McClain voting against.

APPROVAL of MINUTES

By a 6-0 vote (motion: Commissioner Wulkowicz, 2nd: Chair McMahan) the PC approved the minutes of the January 5, 2010 PC meeting.

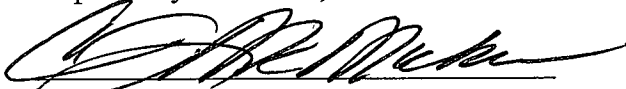
COMMENTS by the PLANNING STAFF

Director Morris announced that the two planned communities in Harbor were approved by the County. The Transferring of the Deed between SWOCC and Borax is to be held on February 4th, and all Commissioners are invited to attend. Director Morris reported that the Permitting workshop held on January 30, 2010 was well attended, including Commissioner McClain.

ADJOURNMENT:

With no further business before the Planning Commission, the meeting closed at 7:40 pm.

Respectfully submitted,



Cheryl McMahan, Chair

(approved at 3/2/2010 meeting)