

CITY OF FLORENCE PLANNING COMMISSION
FLORENCE EVENTS CENTER
715 Quince Street, Florence OR 97439

February 5, 2019

COMMISSION AGENDA

5:30 pm

John Murphey, Chairperson – Sandi Young, Vice Chairperson
Eric Hauptman, Commissioner – Andrew Miller, Commissioner
Ron Miller, Commissioner – Phil Tarvin, Commissioner – Brian Jagoe, Commissioner

Please turn off or silence all cell phones and pagers prior to start of meeting.

~ CALL TO ORDER ~ ROLL CALL ~ PLEDGE OF ALLEGIANCE ~

1. APPROVAL OF AGENDA

2. ACKNOWLEDGEMENT OF DEPARTING COMMISSIONER

3. CHAIR NOMINATIONS AND VOTE

4. APPROVAL OF MINUTES

- **August 28, 2018; September 11, 2018; October 9, 2018; and October 23, 2018**

5. PUBLIC COMMENTS

*This is an opportunity for members of the audience to bring to the Planning Commission's attention any items **NOT** otherwise listed on the agenda. Comments will be limited to **three minutes per person**, with a maximum time of 15 minutes for all item.*

6. PUBLIC HEARINGS:

RESOLUTION PC 18 47 CUP 10 – Mustard Seed Community Center: Application from Kurt and Deborah Vander Bogart for approval to change the previously approved use from community theatre to community art center, which is a conditional use in the Single-Family Residential District. The applicant has proposed to retain the church use established at the property. Property is located at 509 Kingwood Street, Map #18-12-27-43, TL 06000 & 06100, in the Single-Family Residential District regulated by FCC Title 10 Chapter 11.

RESOLUTION PC 18 48 DR 10 – Driftwood Shores Maintenance Building: Application from Martin Alletson, General Manager, on behalf of Associated Owners Driftwood Shores Surfside Inn, for approval of a Design Review Permit to construct a 40'x80' metal maintenance building to replace two metal storage containers and an office trailer that were approved for temporary use at the property. The site is located on the lot east of the Driftwood Shores at 88427 1st Avenue, Map #18-12-04-13, TL 07000, in the Commercial District regulated by FCC Title 10, Chapter 15.

RESOLUTION PC 18 46 CUP 09 – Sand Master Park Relocation: Application from Lon Beale for approval to move an existing 20'x24' modular store/shop currently located at 5351 Highway 101 to the property located at 4981 Highway 101. The applicant also proposes to expand the area of buildings on-site by constructing a freestanding cover. The buildings are proposed to be used for the applicant's recreation business, a conditional use within the North Commercial District. The site is located at Map #18-12-14-20, TL 01303, in the North Commercial District regulated by FCC Title 10 Chapter 30.

7. PLANNING COMMISSION DISCUSSION ITEMS

8. CALENDAR

- **Tuesday, February 19, 2019 – Special Session, Florence Events Center, 715 Quince St., 5:30 pm CANCELLED**
- **Tuesday, February 19, 2019 – Special Session, Florence Events Center, 715 Quince St., 5:30 pm CANCELLED**
- **Tuesday, February 26, 2019 – Regular Session, Florence Events Center, 715 Quince St., 5:30 pm**

ADJOURN

The meeting location is wheelchair accessible. Anyone requiring special accommodations,
please call (541) 997-8237 at least 48 hours prior to the hearing.

PUBLIC HEARING PROCEDURE

The Planning Commission must make its decision based on facts. Prior to the hearing, staff will identify the applicable substantive criteria which have also been listed in the staff report. These are the criteria the Planning Commission must use in making its decision. All testimony and evidence must be directed toward these criteria or other criteria in the Plan or Land Use Regulations which you believe applies to the decision per ORS 197.763 (5). Failure to raise an issue accompanied by statements or evidence sufficient to afford the Planning Commission and parties involved an opportunity to respond to the issue may preclude an appeal based on that issue. Prior to the conclusion of the initial evidentiary hearing, any participant may request more time to present additional evidence, arguments or testimony regarding the application.

- A. Open Hearing
 - *Planning Commissioners declare any conflicts of interest, bias, ex-parte contacts and site visits.*
 - *Public may challenge a Commissioner's impartiality in making the decision.*
- B. Staff Report
- C. Applicant's Presentation
- D. Testimony

The Planning Commission will hear testimony from those in favor of the proposal, those against the proposal, and those that are neutral but have a comment. Copies of written testimony submitted for the hearing have been distributed to the Planning Commission. When you go to the table to testify, sign in (please write legibly) and state your name. If someone has made statements with which you agree, please come forward, sign in and just state that you agree with those comments. You do not need to restate the previous comments.

 - Proponents
 - Opponents
 - Neutral – Interested Persons
 - Rebuttal from Applicant
- D. Staff Response and Recommendation
- E. Close of Hearing
- F. Commission Deliberation - Direction to Staff or Decision
- G. 1st and 2nd on Motion
- H. Applicant's Opportunity to Respond to any New Conditions of Approval
- I. Discuss and Vote on Motion