



# Planning Commission Meeting

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**February 13, 2008**

**CALL TO ORDER:** Randy Cranston, President, called the Sublimity Planning Commission meeting to order at 7:00PM. Other members present: Jim Crowther, Melvin Tufteskog and Wayne Stedronsky; Absent: Paul Denman and Fred Dobler. Others present: Carrie Corcoran, City Recorder; Alan Frost, Public Works Director; Bob Brundage, City Councilor and Suzanne Dufner, Planner with the Council of Governments. There were 3 audience members present. A quorum was established and the pledge of allegiance was said.

**Public Hearing – Continuation of public hearing for SDR 07-03, VAR 07-07, VAR 07-08 and VAR 07-09 111 Center Street.**

President Randy Cranston re-opened the hearing.

Suzanne Dufner presented the revised staff report and noted the revisions throughout.

Randy Cranston asked if a condition was placed for utility easements and Suzanne stated that Condition 1 included these easement conditions.

Jim Crowther asked if there was a time restriction on the easements and Suzanne stated that there can be a "sunset clause" placed in the agreement; Jim then suggested that, subject to council approval, the easement be dissolved should the applicant not begin substantial construction during the 1 year approval time frame.

Wayne Stedronsky asked if the location would be filled in to be level with the street

Don Pitt, Donald Pitt Engineering, 1630 19<sup>th</sup> St NE Salem, stated that the property would not be filled other than to provide adequate walkways, driveway approach and drainage. He also stated that the applicant was okay with the sunset clause.

Larry Stayton, Rolling Hills Construction, 3815 Glenwood Loop, Salem, stated that he does have experience with sunset clauses and they are very standard.

President Randy Cranston then asked if anyone would like to speak in favor or opposition of the applicant; no one spoke.

Carol Leming, applicant, 111 Center St, thanked the Planning Commission for taking the time to handle and review her application. She stated that she was okay with all of the conditions and the she would be okay with the sunset clause on the easement. She also noted that she is okay with any other charges that she may incur on behalf of her easement and application.

Jim Crowther asked for clarification on the retaining wall around the property and Don Pitt explained where the retaining wall location was in his plans and noted that they would not exceed six (6) feet in height.

President Cranston then closed the public portion of the hearing.

**MOTION:** Jim Cauffman made a motion to approve SDR 07-03 & VAR 07-07 and deny VAR 07-08 and VAR 07-09 as stated in the staff report with modifications by the Planning Commission; Wayne Stedronsky seconded the motion; unanimously approved.

**Jim Caufman made a motion to approve the Minutes for the for the November 26, 2007 meeting; Melvin Tufteskog seconded the motion; unanimously approved.**

**Meeting was adjourned: 8:10PM.**