

MINUTES

Creswell Planning Commission
Creswell Community Center - 99 West 1st Avenue

June 16, 2005
8 pm

PRESENT: David Christopher, Jeri-anne Cohen, Dennis Grice, Keith Morgan, Blake Oelke, Wes Olsen, Lloyd Safley, Members; Megan Banks, Mark Shrives, Staff

APPROVAL OF APRIL 21, 2005 MINUTES

Mr. Morgan convened the meeting at 8 pm.

Mr. Morgan, seconded by Mr. Safley, moved to approve the minutes of April 21, 2005. The motion passed unanimously.

COMMISSIONER COMMENTS

There were no comments from commissioners.

POLL MEMBERS FOR CONFLICTS OF INTEREST

No *ex parte* contacts or conflicts of interest were declared.

I. OLD BUSINESS

There was no old business

II. NEW BUSINESS

Case Number Lot 2005-01, *Enger-Geomax Property Line Adjustment*, a request by Geomax Engineering of behalf of Shawnita Enger, for a property line adjustment between two parcels, (approximately 1,150'), in the central part of Creswell, located along A Street east of Fifth Street. (Assessor's Map 19-02-14-23, Tax Lots 1100 and 1000)

Megan Banks provided the staff report. She said the applicant had filed a complete application and met the four code requirements outlined in Section 19.322 in that the proposed parcel did not create any land locked parcels, did not fall below the minimum lot size and width, there were no criteria or requirements or

conditions previously imposed by the commission, and there were no existing public utility easements that cut through the property line adjustment.

Mr. Morgan called for discussion from the commissioners.

Mr. Christopher, seconded by Mr. Olson, moved to approve the staff report and adopt the findings. The motion passed unanimously.

III. OTHER

Case Number ANNEX-2005-03, Marple-Norland Annexation, a request by Nathan Marple for annexation of approximately 6.9 acres in the northwest section of Creswell, located along East West Lane, east of Harvey Road and west of Hazel Court (Assessor's Map 19-03-11, Tax Lots 3201, 3202, 3203)

Ms. Banks noted that the Planning Commission was not taking formal action for the annexation. She said the City Council had requested a formal recommendation from the commission prior to its public hearing. It would then make a recommendation to the Boundary Commission. She said the proposal met the annexation criteria outlined in the Creswell Comprehensive Plan as well as Statewide Planning Goal 14. She added that the Boundary Commission would require legal descriptions for any road right-of-way that was part of the annexation request.

Ms. Banks reiterated that the request met the criteria for approval. She noted that arrangements had been made with the property owner to the north to provide sewer capacity.

Mr. Morgan called for members of the audience to speak in favor of the application. There were no comments offered.

Mr. Christopher, seconded by Mr. Morgan, moved to forward a favorable recommendation for annexation to the City Council.

Work Session Debrief

Ms. Banks requested thoughts or feedback from the commissioners regarding the presentation that had been made at the work session.

The following comments were offered:

- Like the ideas of more public right-of-ways and more community accessibility.
- Want to see a mix of housing styles and lot sizes.
- Concern over proceeding too quickly.
- Maintain duplexes on corner lots only.
- Do not 'rubber stamp' anything that was in the presentation.
- Wait for public input before taking next steps.
- The development code needs to be redone sooner rather than later.

There was general consensus to move ahead with the process.

Parks and Open Space Master Plan Project Update

Ms. Banks said there had been a very successful open house. She said approximately 35 people had attended. She said there was a lot of support for the overall plan. She said the next meeting for reviewing the draft plan would be July 15.

Adjourn

The meeting adjourned at 8:25 pm.

The next meeting was scheduled for July 21, 2005.

(Recorded from meeting tape by Joe Sams)

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