

### Planning Commission Meeting

The Planning Commission of the City of Oregon met Tuesday October 15, 2013, 6:00 P.M. in the City Hall Council Chambers.

Present:                Amy Trimble Chairman  
                             Mike Bowers  
                             Mark Herman  
                             Jerry Hinrichs  
                             Tom Miller  
                             Rich Rhoads

Absent: Joe Ebens and Rob Zimmerman

Chairman Amy Trimble called the meeting to order.

Two Public Hearings were held for variances.

The first one submitted by Marlin Wallgren to build an addition three (3) feet from the side lot line of his home located at 1101 S 5<sup>th</sup> Street. Building Inspector, Casper Manheim, has figured the lot coverage and they would be fine with the addition added. The seven standard review questions were asked and none of them posed a problem. No one spoke for or against the variance. The Public Hearing for this variance was closed. Rich Rhoads moved to recommend to the City Council the variance submitted by Marlin Wallgren to build an addition three feet from the side lot line, Seconded by Tom Miller.

Motion Carried. No Nays.

The second variance submitted by SPF Development Corporation to allow the roof overhang on the east side of their new building to extend over the east lot line three feet, located at 100 Jefferson Street. Sinnissippi Center will be occupying the building once completed. The property currently has two building that were occupied by Oregon Lawn & Farm, they will be demoed. Jim Saver, retired CEO of Sinnissippi, was present for questions. The reason for the variance is the owner would like to beautify the west side of the building with trees to help shade the building. In doing this it would shift the building over so the roof overhang will be in the right of way. The seven standard review questions were asked and none of them posed a problem. With no further comments or questions the public hearing was closed. Mike Bowers moved to **deny** the variance submitted by SPF Development Corporation to allow the roof overhang on the east side of their new building to be three feet into the right of way to the City Council, Seconded by Tom Miller.

Motion carried five in favor, 1 nay.

Rich Rhoads moved to approve the September 17, 2013 minutes, Seconded by Mike Bowers.

Motion carried. No Nays.

A rough draft of the new Riverfront Development Zoning Ordinance was presented to the Commission. It still needs worked on so the Public Hearing for the November meeting was postponed.

Casper Manheim, Building Inspector, was present to discuss changing the fees for variances. Currently the City charges \$25.00 dollars for a variance. He had copies of two other communities that charge fees according to the type of zoning and project. Amy asked if he would put something together for the next meeting.

Jerry Hinrichs moved to adjourn the meeting, Seconded by Mike Bowers.  
Motion carried. No Nays.

Adjourn: 6:50 pm

Charlene Ruthe, Secretary