

PLANNING COMMISSION MEETING
MONDAY NOVEMBER 21, 2005 7:00 P.M.
CITY HALL COUNCIL CHAMBERS

The Planning Commission of the City of Oregon met Monday November 21, 2005
7:00 P.M. in the City Hall Council Chambers.

Present: Chairman Amy Trimble
Ron Colson
Mark Herman
Jerry Hinrichs
Nick Johnson
Rick McCanse
Larry Wright
Dale Geyer

Amy Trimble called the meeting to order.

A Public Hearing was held to discuss a side yard set back submitted by William Grundmann who resides at 500 S 6th Street to construct a garage. He would like to construct a garage 28x30 and have a four foot side yard set back. His property is on the SE corner lot of 6th Street and Adams. The footings have been poured and are in the right of way. No building permit was applied for before the footings were poured. The public hearing was closed.

The Plan Commission discussed different opinions with the variance submitted by Bill Grundmann. Casper suggested a 24x30 garage with a side yard set back of four feet.

Rick McCanse moved to recommend a side yard set back of six feet to Bill Grundmann who resides at 500 S 6th Street to construct a garage 24x30 to the City Council, Seconded by Jerry Hinrichs.

Motion Carried. No Nays.

Ron Colson moved to approve the October 17, 2005, Seconded by Nick Johnson.

Motion Carried. No Nays.

Rick McCanse presented a proposed land development plan for nineteen and a half acres behind the Svoboda property on Illinois Street. He would like to develop it under the Plan Unit Development rather than the Subdivision Ordinance, because of the lay out of the land. Water run off, streets, walking paths rather than sidewalks, curb and gutter, were a few of the things discussed. The proposed plan has one ten unit condo, fourteen duplexes, and twelve single family homes. The next step would be to have a public hearing to apply for a special use.

Casper Manheim, the Building Inspector brought up issues he has been having with fence permits. People have been adding things to their fences to add height and hanging things over the fence. He is looking for direction as to what to do in these situations. Some of these situations should be referred to as a private matter and not involve the city. Amy suggested that in the future satellite dishes and things hanging over a fence should be discussed.

Ron would like to see storage units as a special use rather than a permitted use in the Commercial Highway Business District zoning. Ron Colson moved to rescind the recommendation that the Plan Commission made to add storage units as a permitted use, Seconded by Jerry Hinrichs.

Motion carried. No Nays.

Ron wants to make sure the construction areas in the Commercial Highway Business District are given a landscaping plan along with the building permit. Contractors or the owners are currently receiving this information with new permits, but are not following the guidelines.

Casper would like to develop fines for individuals and contractors that are not getting a building permit or calling in for inspections. He is meeting with the building inspector from Cortland to see how they address these concerns.

The next meeting will be set for December 12th if needed. Nick would like to have a meeting to discuss pre annexation agreements and development. Amy asked him to gather information and give to Charlene prior to the meeting. Amy asked where we were with the sign ordinance. Nick referred the ordinance to the City Council.

Mark Herman moved to adjourn the meeting, Seconded by Rick McCanse.

Motion carried. No Nays.

Adjourn: 8:20 P.M

Amy Trimble, Chairman

Charlene Ruthe, Secretary