



CITY OF GEARHART

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October 18, 2019

Mayor Matt Brown and Councilors
P O Box 2510
Gearhart, Oregon 97138

RE: Planning Commission, September 2019

Dear Mayor Brown and City Councilors,

This is a review of the Gearhart Planning Commission regular meeting of 10/10/19 in Council chambers, City Hall.

The meeting was called to order at 6:00 PM

Ginny Dideum requested excused absence for this meeting and that absence was unanimously approved. Vice President David Smith chaired the meeting and produced this review for the City Council.

Minutes of our 9/12/19 meeting and staff financial report were both unanimously approved.

There was discussion to update the commission on the pickle ball courts. Also discussed were details about the BAD overlay, dune vegetation and the western building line parallel to Ocean Ave; an area near south end of Ocean Ave is currently city property but not included on the BAD overlay, and staff provided options on how to better administer this area, no decision taken at this time seeking additional staff input. There was conversation about work on Duncan Crossing on the Ridge Path that will involve a consultant to address possible native artifacts in the area.

The Commission received a letter from Clatsop County Planning Department inviting our participation in the county's Comprehensive Plan update. The interest for Gearhart would be the interface of county jurisdiction and our north and east UGB borders. No action taken at this time by the Commission.

No visitor comments re non-agenda items or Public Hearings occurred.

We reviewed staff's Hazard Analysis Methodology, seeking public comment tonight (none heard) and in future, reviewed Draft Assessment Hazards Matrix and will seek additional public comments. Staff has done a stellar job assembling this draft approach to a complex task and present it in a comprehensible way. The Commission also debated and clarified language in the definitions section of Ordinance Section 3.4 C-1 Neighborhood Commercial Zone wherein we adjusted the "number of other establishments" a formula business is permitted to operate in the U.S. from 11 to 4 as more appropriate for Gearhart's C-1 zone.

There was no new business, nor concerns of the Commission nor questions for the Land Use Attorney.

The meeting was adjourned at 7:16 PM

Respectfully submitted,

David Smith,
Planning Commission Vice President