



**Planning Commission**  
**Thursday, November 2, 2023**  
**6:30 PM Regular Meeting**

**HYBRID Meeting**

**IN PERSON – McMinnville Civic Hall, 200 NE Second Street, or ZOOM Online Meeting**

*Please note that this is a hybrid meeting that you can join in person at 200 NE Second Street or online via Zoom*

**ZOOM Meeting: You may join online via the following link:**

<https://mcminnvilleoregon.zoom.us/j/84808603865?pwd=WE03Ukt3bDU5VkUwRUhla1Jnb2w0QT09>

**Meeting ID: 848 0860 3865**

**Meeting Password: 166748**

**Or you can call in and listen via zoom: 1 253 215 8782**

**Meeting ID: 848 0860 3865**

**Meeting Password: 166748**

---

**Public Participation:**

*Citizen Comments: If you wish to address the Planning Commission on any item not on the agenda, you may respond as the Planning Commission Chair calls for "Citizen Comments."*

*Public Hearing: To participate in the public hearings, please choose one of the following.*

- 1) **Email in advance of the meeting** – Email at any time up to 12 p.m. the day before the meeting to [heather.richards@mcminnvilleoregon.gov](mailto:heather.richards@mcminnvilleoregon.gov), that email will be provided to the planning commissioners, lead planning staff and entered into the record at the meeting.
- 2) **By ZOOM at the meeting** - Join the zoom meeting and send a chat directly to Planning Director, Heather Richards, to request to speak indicating which public hearing, and/or use the raise hand feature in zoom to request to speak once called upon by the Planning Commission chairperson. Once your turn is up, we will announce your name and unmute your mic.
- 3) **By telephone at the meeting** – If appearing via telephone only please sign up prior to the meeting by emailing the Planning Director, [Heather.Richards@mcminnvilleoregon.gov](mailto:Heather.Richards@mcminnvilleoregon.gov) as the chat function is not available when calling in zoom.

**----- MEETING AGENDA ON NEXT PAGE -----**

The meeting site is accessible to handicapped individuals. Assistance with communications (visual, hearing) must be requested 24 hours in advance by contacting the City Manager (503) 434-7405 – 1-800-735-1232 for voice, or TDY 1-800-735-2900.

\*Please note that these documents are also on the City's website, [www.mcminnvilleoregon.gov](http://www.mcminnvilleoregon.gov). You may also request a copy from the Planning Department.

Commission Members	Agenda Items
<p>Sidonie Winfield, Chair</p> <p>Gary Langenwalter Vice - Chair</p> <p>Matthew Deppe</p> <p>Rachel Flores</p> <p>Sylla McClellan</p> <p>Elena Mudrak</p> <p>Meg Murray</p> <p>Brian Randall</p> <p>Beth Rankin</p> <p>Dan Tucholsky</p>	<p><b>6:30 PM – REGULAR MEETING</b></p> <ol style="list-style-type: none"> <li><b>1. Call to Order</b></li> <li><b>2. Swear In New Commissioner – Rachel Flores</b></li> <li><b>3. Citizen Comments</b></li> <li><b>4. Minutes:</b> <ul style="list-style-type: none"> <li>• <b>August 18, 2023</b> (<i>Exhibit 1</i>)</li> <li>• <b>September 7, 2023</b> (<i>Exhibit 2</i>)</li> <li>• <b>September 21, 2023</b> (<i>Exhibit 3</i>)</li> </ul> </li> <li><b>5. Public Hearings:</b> <ol style="list-style-type: none"> <li><b>A. <u>Quasi - Judicial Hearing: Short Term Rental Permit, 1036 NW Baker Crest Court (Docket STR 3-23)</u> – (<i>Exhibit 4</i>)</b> <p>Requests: Approval of a short term rental permit for the residential property at 1036 NW Baker Crest Court. Tax Lot R4417BA 02700.</p> <p>Applicant: Naseem Momtazi</p> </li> <li><b>B. <u>Quasi - Judicial Hearing: Planned Development Amendment (PDA 5-23), Three Mile Lane Review (TML 4-23), Landscape Plan Review (L 38-23 and Minor Variance (VR 3-23), Southern end of SE Norton Lane (West of Norton Lane)</u> – (<i>Exhibit 5</i>)</b> <p>Requests: Concurrent review and approval of four applications for the Norton Landing 138-unit multi-dwelling development, which consists of seven three-story buildings: a Planned Development Amendment for approval of a Master Plan (PDA 5-23); a Three Mile Lane Review (TML 4-23), a Landscape Plan Review (L 38-23), and a Minor Variance (VR 3-23). Tax Lot R4427 00701</p> <p>Applicant: Reiter Design Architect Incorporated c/o Scott Reiter, on behalf of property owner KWDS, LLC c/o Chad Juranek.</p> </li> </ol> </li> <li><b>6. Commissioner Comments</b></li> <li><b>7. Staff Comments</b></li> <li><b>8. Adjournment</b></li> </ol>

The meeting site is accessible to handicapped individuals. Assistance with communications (visual, hearing) must be requested 24 hours in advance by contacting the City Manager (503) 434-7405 – 1-800-735-1232 for voice, or TDY 1-800-735-2900.

\*Please note that these documents are also on the City's website, [www.mcminnvilleoregon.gov](http://www.mcminnvilleoregon.gov). You may also request a copy from the Planning Department.