



City of McMinnville
Planning Department
231 NE Fifth Street
McMinnville, OR 97128
(503) 434-7311

www.mcminnvilleoregon.gov

Planning Commission
McMinnville Civic Hall, 200 NE 2nd Street
October 19, 2017

5:30 PM Work Session

6:30 PM Regular Meeting

Welcome! All persons addressing the Planning Commission will please use the table at the front of the Council Chambers. All testimony is electronically recorded. Public participation is encouraged. Public Hearings will be conducted per the outline on the board in the front of the room. The Chair of the Planning Commission will outline the procedures for each public hearing.

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

Commission Members	Agenda Items
Roger Hall, Chair	5:30 PM - WORK SESSION – COUNCIL CHAMBERS
Zack Geary, Vice-Chair	<i>(Please note the venue change. This will allow for informal public comments for the vacation home rental discussion. Depending on the amount of people who want to comment, the Planning Commission Chair may limit comments to a specific amount of time.)</i>
Erin Butler	1. Call to Order
Martin Chroust-Masin	2. Discussion Items
Susan Dirks	<ul style="list-style-type: none">Vacation Home Rentals
Gary Langenwalter	3. Adjournment
Roger Lizut	
Lori Schanche	
Erica Thomas	

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. You may also request a copy from the Planning Department.



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Commission Members	Agenda Items
Roger Hall, Chair Zack Geary, Vice-Chair Erin Butler Martin Chroust-Masin Susan Dirks Gary Langenwalter Roger Lizut Lori Schanche Erica Thomas	<p>6:30 PM – REGULAR MEETING – COUNCIL CHAMBERS</p> <ol style="list-style-type: none"> 1. Call to Order 2. Citizen Comments 3. Approval of Minutes: <ol style="list-style-type: none"> A. August 17, 2017 Work Session (Exhibit 1a) B. August 17, 2017 (Exhibit 1b) C. September 21, 2017 Work Session (Exhibit 1c) D. September 21, 2017 (Exhibit 1d) 4. Discussion Item: 5. Public Hearing <ol style="list-style-type: none"> A. <u>Zoning Text Amendment (G 4-17)</u> (Exhibit 2) (Continued from August 17, 2017 Meeting) <p>Request: Approval to amend Chapter 17.55 (Wireless Communications Facilities) of the McMinnville Zoning Ordinance to update provisions related to wireless telecommunications facilities to bring it into compliance with current Federal Communications Commission (FCC) regulations and to protect livability in McMinnville.</p> <p>Applicant: City of McMinnville</p>

B. Sign Standards Exception (SE 2-17) (Exhibit 3)

Request: Requesting approval for a sign standards exception to allow an existing freestanding sign to exceed the height and size standards for freestanding signs on commercially zoned properties. The exception request serves as the property owner's appeal of the nonconforming sign amortization process and the updates that the amortization process would require to the existing sign on the subject property. The specific exception request is to allow the existing Burger King freestanding sign to remain at 30 feet in height and 182 square feet in surface area.

Location: The subject sign is located on the property at 2250 NE Highway 99W. The subject property is more specifically described as Tax Lot 900, Section 15BB, T. 4 S., R. 4 W., W.M.

Applicant: Jonathan Aliabadi

C. Zoning Text Amendment (G 8-17) (Exhibit 4)

Request: Approval to amend Chapter 17.62 (Signs) of the McMinnville Zoning Ordinance to update provisions related to the deadline of the amortization of certain types of existing nonconforming signs. The amendment will extend the deadline for bringing nonconforming signs that are subject to the amortization process into compliance with current sign standards. The extended deadline will provide time for the City of McMinnville to evaluate the amortization program for consistency with the intent of the Signs chapter and to ensure that the amortization process is legally permissible and does not violate any state or federal law or infringe on any property rights.

Applicant: City of McMinnville

6. Discussion Items

- **Neighborhood Meetings** (Exhibit 5)
- **Planning Commission Enabling Ordinance** (Exhibit 6)

7. Old/New Business

8. Commissioner/Committee Member Comments

9. Staff Comments

10. Adjournment