

MINUTES
SALEM PLANNING COMMISSION **Reviewer: Goebel**
FINAL
April 5, 2022

COMMISSIONERS PRESENT

Dan Augustyn
Ronald Eachus
Kaley Fought
Daisy Goebel
Chane Griggs, President
Lisa Heller
Ian Levin, Vice-President

COMMISSIONERS ABSENT

Michael Slater, Excused

STAFF PRESENT

Lisa Anderson-Ogilvie, Deputy CD
Director and Planning Administrator
Tory Banford, UD Project Manager
Bryce Bishop, Planner III
Thomas Cupani, Deputy City Attorney
Patricia Farrell, Parks and Natural
Resources Planning Manager
Shelby Guizar, Admin Analyst
Eunice Kim, Long-Range Planning
Manager
Austin Ross, Long-Range Planner
Julie Warncke, Transportation Planning
Manager

Note: This meeting was held digitally during the home quarantine imposed by the Governor to stem the spread of the Covid-19 virus. All attendees were virtual.

1. CALL TO ORDER

President Chane Griggs called the meeting to order at 5:30 P.M.

2. ROLL CALL

Roll was taken and with quorum established, President Griggs proceeded with the meeting.

3. PUBLIC COMMENT: This time is available for interested citizens to comment on specific agenda items other than public hearings, deliberations and the merits of land use issues that are reviewable by the Planning Commission at public hearings. Each person's comments will be limited to three minutes.

- None

4. CONSENT CALENDAR:

4.1 Approval of Minutes

March 15, 2022 Minutes (Commissioner Augustyn)

Recommended Action: Approve

Motion: Move to approve the minutes.

Motion by: Commissioner Augustyn
Seconded by: Commissioner Heller

Discussion on Motion: None

Vote: Aye: Augustyn, Eachus, Fought, Goebel, Griggs, Heller, Levin (7)
Nay: 0
Abstain: 0
Absent: Slater (1)

Action: Moved to approve the minutes.

VOTE:

Yes 7 No 0 Abstain 0 Absent 1 (Slater)

5. PUBLIC HEARINGS:

Hearings begin no earlier than 5:30 p.m. unless otherwise noted. The statement of criteria will be read at the beginning of the hearings.

5.1 Continued Hearing Our Salem Code Amendment Case No. CA21-04; Eunice Kim, EKim@cityofsalem.net

REQUEST: The proposal includes amendments to the Salem Area Comprehensive Plan, Comprehensive Plan Map, Neighborhood Plan Maps, Zoning Map, and Salem Revised Code. The proposal also includes adoption of the Salem Housing Needs Analysis.

Case Manager, Eunice Kim, provided a short presentation in response to public comments received after the staff report for this meeting.

Recommended Action: Adopt the facts and findings of this staff report and recommend that the City Council accept first reading of ordinance bills for the purpose of updating the Salem Area Comprehensive Plan, adopting the Housing Needs Analysis, and amending the Comprehensive Plan Map, Neighborhood Plan maps, zoning map, and Salem Revised Code.

Questions or Comments for Staff by Commissioners: Commissioner Griggs

Testifying Parties:

Neighborhood Association(s):

- Deanna Garcia, NOLA
 - **Questions by Commissioners:** Commissioners Eachus, Levin,
- Steve Anderson, West Salem Neighborhood Association, 3240 Gehlar Road NW, Salem OR 97304
 - **Questions by Commissioners:** None

Public:

- Aaron Felton, Ward 8
 - **Questions by Commissioners:** Commissioners Eachus, Griggs,
- Mark Lowen, Bonaventure, 3150 Boone Rd SE, Salem OR
 - **Questions by Commissioners:** None
- Don Wyant, 2916 Orchard Heights, Salem OR
 - **Questions by Commissioners:** None

- Hannah Anonson, Ward 8
 - **Questions by Commissioners:** Commissioner Eachus
- Marjorie Kmetz, 339 Summit View Ave SE, Salem OR
 - **Questions by Commissioners:** None
- Gene Bolante, Ward 8
 - **Questions by Commissioners:** None
- Jeremy Schoenfelder, 1900 Pine St SE, Salem OR
 - **Questions by Commissioners:** None
- Mark Shipman, 250 Church St SE Suite 200, Salem OR
 - **Questions by Commissioners:** Commissioner Griggs
- Alan Sorem, 250 Church St SE Suite 200, Salem OR
 - **Questions by Commissioners:** None
- E.M. Easterly, Ward 8
 - Requested that the record be left open for an additional 7 days.
 - **Questions by Commissioners:** None
- Cecilia Urbani, 370 College Dr NW, Salem OR
 - **Questions by Commissioners:** None
- Craig Urbani, 370 College Dr NW, Salem OR
 - **Questions by Commissioners:** None
- Nick Fortey, 2165 Turnage St NW, Salem OR
 - **Questions by Commissioners:** None

Additional Questions of Staff by Commissioners: Commissioners Eachus, Levin, Goebel, Griggs, Heller

Commissioner Goebel asked for the record to be left open so new commissioners have a little more time to go through all of the information and ask questions to staff before voting on the case.

Motion: Move to close the hearing and keep the record open until April 12, 2022 at 5:00 p.m.

Motion by: Commissioner Levin
Seconded by: Commissioner Heller

Discussion on Motion: Commissioners Eachus, Fought

Vote: *Aye:* Eachus (1)
Nay: Augustyn, Fought, Goebel, Griggs, Heller, Levin (6)
Abstain: 0
Absent: Slater (1)

Action: Motion failed

Motion: Move to close the hearing, close the public record, and extend deliberations to the next salem planning commission meeting on April 19, 2022, at 5:30 p.m.

Motion by: Commissioner Levin

Seconded by: Commissioner Eachus

Discussion on Motion: None

Vote: *Aye:* Augustyn, Eachus, Fought, Goebel, Griggs, Heller, Levin (7)
Nay: 0
Abstain: 0
Absent: Slater (1)

Action: Moved to close the hearing, close the public record, and extend deliberations to the next salem planning commission meeting on April 19, 2022, at 5:30 p.m.

VOTE:

Yes 7 No 0 Abstain 0 Absent 1 (Slater)

6. SPECIAL ORDERS OF BUSINESS: None

7. INFORMATION REPORTS: None

8. PUBLIC COMMENT (other than agenda items): None

9. PLANNING ADMINISTRATOR'S REPORT:

- Commissioner Kopcho has resigned from the Planning Commission
- April 19th Planning Commission meeting has a CPC-ZC hearing and the second sign code work session, as well as deliberations on the Our Salem Code Amendment. Staff is more than happy to meet with commissioners to assist with any questions they have on the Our Salem code amendment prior to deliberations on April 19th.
 - President Griggs requested staff to inform the entire commission when questions are asked and answered so that they have the same information.
- Still no word on going back into council chambers for meetings
- Commissioner Eachus asked if it was okay for commissioners to ask questions of staff prior to any hearings or meetings in general, President Griggs confirmed that staff is more than happy to answer any questions and recommends that commissioners do that before meetings because it can help solve some basic things prior to the meetings.

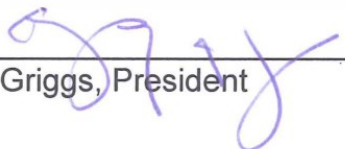
10. COMMISSIONER COMMENTS FOR THE GOOD OF THE ORDER:

- Commissioner Levin mentions that it helps your internet bandwidth if you turn off your video, turn off other devices in your house that are connected to your WiFi.
- Commissioner Levin also mentioned that people should start providing their addresses and isn't sure why when we went digital people stopped doing so.
 - Lisa Anderson-Ogilvie mentioned why people providing their address is important, but the Planning Commission has the ability to alter that rule if they wanted to.
 - The Planning Commission requested language from staff to change the current PC rules for people providing testimony to verbally state their address or to allow staff to rely on their previously provided email address for communication about the case. Staff will bring back a draft item for the Commission to consider.

- Commissioner Eachus will not be able to attend the Planning Commission meeting on April 19th.


11. **ADJOURNMENT:** There being no further business for the record, the meeting was adjourned at 7:57 p.m.

SUBMITTED:



Chane Griggs, President

ATTESTED:



Lisa Anderson-Ogilvie, AICP
Deputy Community Development Director and
Planning Administrator