

## **Baker City Planning Commission**

March 21, 2007 @ 7:00pm

The meeting was called to order at 7:01 p.m. by Chair Alan Blair. Sharon Rudi, Wayne Burnside, Rick Rembold, Alan Blair and Ken Rockwell were in attendance. Staff members present were Jennifer Murphy and David Fine.

### **Approval of Meeting Minutes of February 21, 2007**

Sharon Rudi MOVED to approve the minutes and Rick Rembold SECONDED it. The motion carried UNANIMOUSLY.

David Fine was asked by the Mayor to have at least one commissioner present at the City Council Meeting to explain the decision on the Lifestyles situation. Wayne Burnside asked if the individual present had to be for or against the application. David Fine said it did not matter but indicated someone who was not in favor would be a good idea. Alan Blair, Sharon Rudi and Ken Rockwell plan on being in attendance. There may be more commissioners present.

David Fine also informed the Commission that he would not be present on the April 18<sup>th</sup> meeting. The Commission decided that unless an issue arose, they would not meet in April.

David Fine informed the Commission that the City Managers search for a Planner is well underway and believe there will be someone likely hired soon.

### **Planning Commission Case 07-CUP-05**

*A request by Nancy Herman to use the existing structure at 805 4<sup>th</sup> Street as a vacation home. This property is within the Residential High-Density Zone.*

Alan Blair read the hearing procedures.

Nancy Herman, 807 4<sup>th</sup> St., Baker City: Ms. Herman distributed paperwork which she read from. Ms. Herman stated that the opportunity arose for her to upgrade the home. She is planning to supply a house people may rent for activities throughout the area when there are not enough rooms in hotels. It will be a fully furnished home and ready to move in for vacations. She stated that there is enough parking to accommodate the guests. The plan is to supply what she can to allow 7 people in that house to benefit the community.

Wayne Burnside thanked Ms. Herman for doing such a good job cleaning up the residence. Alan Blair stated that one issue that had arisen was the parking. Ms. Herman stated that the house accommodates 3 cars. She also lives directly behind the residence and has an oversized driveway and she can handle any of the overflow vehicles.

Alan Blair stated he wanted to make sure she understood that if she was to get approved she must get a license and stay registered. Ms. Herman stated she did understand that. Ken Rockwell asked what the status was of Ohio St. Ms. Herman stated that Ohio St. would never be a thru street. Jennifer Murphy stated that ODOT indicated that there are no plans for it at this time and the alley access has been closed from Hwy. 7. Sharon Rudi asked if the alley has been vacated. Jennifer Murphy stated she did not believe it has been.

Ken Rockwell asked if there were any plans for a sidewalk to be put in. Ms. Herman stated that there are no plans for it at this time. She stated she would if she needed to.

Alan Blair stated there was no one in the audience who was opposed. (No one was in the audience) Wayne Burnside said that he feels it looks a lot better than it used too, and he has no problem with the use she is requesting. Sharon Rudi said the only issue she saw is that a few months back they denied a similar request up by the golf course because they did not think it was appropriate to have a weekly or daily rental in a residential zone. Wayne Burnside said the concern was that it was in an exclusive subdivision and there were people that were opposed to it. Alan Blair pointed out the other concern was that at that time they did not have criteria to help them. They now have criteria which must be met but the prior applicant did not reapply. Ken Rockwell stated he believed a large reason that the commission was against it was because there was a large amount of opposition to it. (There was a lot of discussion on this that went over the same facts)

Ken Rockwell MOVED to approve the application with the included recommendations from staff. Wayne Burnside SECONDED. The vote was UNANIMOUS

Alan Blair advised Ms. Herman that she should meet with Jennifer Murphy and she would explain what needed to be done next.

The meeting was adjourned at 8:01 p.m.