



**AGENDA & Notice of Work Session,  
& Regular Meeting of Newport City Council (CC)  
Including Acting in the Capacity as the  
Local Contract Review Board (LCRB)  
And Urban Renewal Agency (URA)**

---

The City Council of the City of Newport, also acting in the capacity as the LCRB and URA, will hold a work session at **12:00 noon**, on **Monday, December 7, 2009**, in Conference Room "A" at City Hall. The regular Council meeting begins at **6:00 P.M.**, on **Monday, December 7, 2009**. The meeting will be held in the Council Chamber, 169 S.W. Coast Highway, Newport, Oregon 97365. A copy of the meeting agenda follows.

The work session and meeting location is accessible to persons with disabilities. A request for an interpreter for the hearing impaired, or for other accommodations for persons with disabilities, should be made at least 48 hours in advance of the meeting to Peggy Hawker, City Recorder (541)574-0613.

The City Council, also acting in the capacity as the LCRB and URA, reserves the right to add or delete items as needed, change the order of the agenda, and discuss any other business deemed necessary at the time of the work session and/or meeting. Action Items that do not require a public hearing may be moved up earlier in the meeting.

---

**WORK SESSION AGENDA**

**12:00 Noon**

**CC – LCRB – URA**

- I. Questions regarding evening agenda items
  - II. Executive Session Pursuant to 192.660(2).(f.) to Discuss Exempt Public Records
-

**REGULAR MEETING AGENDA**

**6:00 P.M.**

**CC – LCRB -- URA**

*Any person wishing to speak on any agenda item should complete a Public Comment Form and hand it to the City Recorder, Peggy Hawker. Public Comment Forms are located on a table at the entrance door to the City Council Chamber. If you wish to comment on a subject not on the agenda, the Mayor will call on you under “Public Comments”. If you wish to comment on a specific agenda item, the Mayor will call on you when the City Council gets to that item.*

**I. Call to Order and Roll Call**

**II. Public Comments**

*This is an opportunity for members of the audience to bring to the Council’s attention any item not otherwise listed on the Agenda. Comments will be limited to three (3) minutes per person, with a maximum of 15 minutes for all items. Speakers may not yield their time to others.*

**III. Consent Calendar**

*The consent calendar is an area of the meeting agenda where items of a repeating or routine nature can be considered under a single action. Any person who desires to have an item on the consent agenda removed and considered separately could make it so by merely asking.*

A. Approval of minutes from the work session, and regular meeting of Nov. 16, 2009, and Executive Session of Nov. 30, 2009.....**III - pgs. 1-8**  
(Hawker)

B. OLCC Application – Local Ocean Seafood.....**III – pgs. 9-11**  
(Miranda)

**IV. Council Members’ Reports and Comments**

**V. Officers’ Reports**

A. Mayor’s Report  
B. City Manager’s Report  
1. Manager’s Written Report.....**V - pg. 1**  
C. City Attorney’s Report

**VI. Discussion Items and Presentations**

*Items that do not require immediate Council action, such as presentations, discussion of potential future action items*

- A. Presentation on draft Parks & Recreation Business Plan.....**VI-pgs. 1-52**  
(Protiva)
- B. Cost Recovery Policy for Land Use Permits .....**VI - pgs.1-33**  
(Tokos)
- C. Presentation on Public Workshops for the.....**VI - pgs. 1-3**  
the South Beach Peninsula Transportation  
Connections Project – by SERA Architects

**7:00 P.M. – Public Hearings**

**VII. Action Items**

*Citizens will be provided the opportunity to offer comments on action items after staff has given their report and if there is an applicant, after they have had the opportunity to speak. (Action items are expected to result in motions, resolutions, orders, or ordinances)*

- A. Public hearing on Comprehensive Plan & Zoning Map changes for 4305 NW Cherokee Lane.....**VII-pgs. 1-54**  
(Tokos/McCarthy)
- B. Public hearing on Comprehensive Plan & Zoning Text Amendments for Estuary uses—Port of Newport.....**VII-B-pgs. 1-95**  
(Tokos/McCarthy)
- C. Public hearing on an ordinance amending the Nonconforming Use section of the Newport Zoning Ordinance (File No. 9-Z-09).....**VII-pgs. 1-21**  
(Tokos/McCarthy)
- D. Consider Consulting Engineers for Miscellaneous Services.....**VII-pgs. 1-4**  
(Ritzman/McCarthy)
- E. Award contract for CM/GC for new Water Treatment Plant.....**VII-pgs. 1-2**  
(Ritzman/McCarthy)

**VIII. Public Comment**

(Additional time for public comment – 5 minutes per speaker)

**IX. Adjournment**