



AGENDA & NOTICE OF PLANNING COMMISSION MEETING

The Planning Commission of the City of Newport will hold a meeting at **7:00 p.m. Monday, August 10, 2015**, at the Newport City Hall, Council Chambers, 169 SW Coast Hwy., Newport, OR 97365. A copy of the meeting agenda follows.

The 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 of Newport Planning Commission 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 meeting.

NEWPORT PLANNING COMMISSION Monday, August 10, 2015, 7:00 p.m.

AGENDA

A. Roll Call.

B. Approval of Minutes.

1. Approval of the Planning Commission work session and regular session meeting minutes of June 22, 2015.

C. Citizens/Public Comment.

1. A Public Comment Roster is available immediately inside the Council Chambers. Anyone who would like to address the Planning Commission on any matter not on the agenda will be given the opportunity after signing the Roster. Each speaker should limit comments to three minutes. The normal disposition of these items will be at the next scheduled Planning Commission meeting.

D. Consent Calendar.

E. Action Items.

F. Public Hearings.

1. File No. 4-CUP-15. A request submitted by Mid-Coast Christian School (Greg Wood, authorized representative) (First Christian Church, property owner) for approval of a conditional use permit in order to operate a private elementary and secondary school within existing church buildings located at 809 SE 2nd Street, which is situated on a piece of property with the following multiple zoning designations: R-1/"Low Density Single-Family Residential," R-2/"Medium Density Single-Family Residential," and C-3/"Heavy Commercial" zoning districts.

2. File No. 4-Z-13. Consideration of revisions to City of Newport Design Review land use regulations and the boundary of the Historic Nye Beach Design Review Overlay. Changes to land use regulations include new and updated design guidelines, clarifications to clear and objective standards, tighter thresholds for guideline review of large structures, updated illustrations, and consolidated procedures (NMC Chapter 14.30). Overlay boundary change removes some R-2 zoned property and adds R-4 land. The Commission will make a recommendation to the City Council on this matter.

G. New Business.

H. Unfinished Business.

1. The Inn at Nye Beach. (*Tokos*)
2. Community Vision. (*Patrick*)
3. New North Side and McLean Point Urban Renewal Areas. (*Croteau*)
4. Local Improvement District (LID) Implementation. (*Franklin & Hardy*)

I. Director Comments.

J. Adjournment.