

**City of Newport
 Planning Commission Work Session Minutes
 July 8, 2024**


LOCATION: CITY COUNCIL CHAMBERS, NEWPORT CITY HALL, 169 SW COAST HIGHWAY, NEWPORT
Time Start: 6:05 P.M. Time End: 7:20 P.M.

ATTENDANCE LOG/ROLLCALL

COMMISSIONER/ ADVISORY MEMBER	STAFF
Chair Bill Branigan	Derrick Tokos, Community Development Director
Commissioner Bob Berman	Sherrri Marineau, Community Development Dept.
Commissioner Jim Hanselman	Chris Beatty, City Engineer
Commissioner Gary East	John Fuller, Communication Specialist
Commissioner Braulio Escobar (absent, excused)	
Commissioner John Updike	PUBLIC MEMBERS PRESENT
Citizen Advisory Member Dustin Capri (absent, excused)	
Citizen Advisory Member Greg Sutton (absent)	

AGENDA ITEM	ACTIONS
WORK SESSION MEETING	
CALL TO ORDER AND ROLL CALL	
a. Roll Call	None.
SCOPE OF WORK FOR WATER SYSTEM MASTER PLAN.	
a. Staff report	Mr. Tokos and City Engineer, Chris Beatty both discussed the scope of work and fielded questions about the Water System Master Plan project.
b. Commission discussion and feedback	The Commission discussions included clarification on who the senior systems administrator was; an explanation of the Newport Supply project; the timeline for completion of the Plan; definition of the water service area and anticipated service boundary; water service for properties in the South Beach annexation area; how water source rights were supplemented and balanced with storage rights; the Mid-Coast Water Conservation Consortium; how the Capital Improvement Plan would be laid out by year, and what the escalated costs would be; an overview of the project process; and how the budget for the airport scope of work was included in the Plan. Tokos asked for feedback on the Plan. Berman noted a typo on Task 1.4 that needed to be changed from "Task 2" to "Task 1". He asked for clarification on the water service area definition and anticipated service

	<p>boundary. Berman noted that Task 6.4(9) and Task 7.3 both had sentences that were incomplete.</p> <p>Branigan suggested adding considerations for tapping into wells or emergency water supplies in the Plan.</p> <p>Hanselman wanted to see the projections for housing and population go beyond the five years in the Plan.</p> <p>Tokos suggested the consultants provide policy direction on the Plan, and to address fire lines and hydrants.</p> <p>Updike questioned if the 20 year Capital Improvement Plan was broken down by year and included escalated costs.</p> <p>Berman thought Task 8 should include a component in the seismic evaluation to include the impact and mitigation of tsunami inundation. He questioned how the consultants estimated water losses, and thought they should include how the losses were estimated in the Plan.</p> <p>Updike suggested Task 10.1 include a bullet item to require the consultants to do a best practice review, and make recommendations applicable to Newport's system.</p>
<p>CITY CENTER REVITALIZATION PLAN - PUBLIC INVOLVEMENT PLAN & WEB CONTENT.</p> <p>a. Staff report</p> <p>b. Commission feedback</p>	<p>Mr. Tokos reviewed the proposed content for the webpage that would be launched for the City Center Revitalization Plan project, and the Public Involvement Plan for community outreach.</p> <p>The Commission provided feedback and minor edits to the document that included changing the included maps to a higher resolution; defining what "disparity" was and determining how it was measured; clarification on the census information; updates to the maps to better understand the information each represented; and making sure public outreach postings were included at the library.</p>
<p>PLANNING COMMISSION WORK PROGRAM UPDATE.</p>	<p>None.</p>

Submitted by: 
 Sherri Marineau, Executive Assistant