



AGENDA OF THE SPRINGFIELD PLANNING COMMISSION

SPRINGFIELD CITY HALL * CITY COUNCIL CHAMBERS * 225 FIFTH STREET * 541 726-3753
Tuesday May 20, 2003 7:00 pm

REGULAR SESSION

1. PLEDGE OF ALLEGIANCE –
2. APPROVAL OF MINUTES –
3. REPORT OF COUNCIL ACTION –
4. BUSINESS FROM THE AUDIENCE –
5. QUASI-JUDICIAL PUBLIC HEARING –
 - a. East Main Refinement Plan Diagram Amendment – Umpqua Bank Jo # LRP2002-12429 –

The applicant, Umpqua Bank, is requesting approval for an East Main Refinement Plan Diagram Amendment for a plan designation change from Low Density Residential (LDR) to Commercial.

Planner: Susanna Julber
20 Minutes

- b. Request for Vacation of Right-of-Way – Public Works –

The applicant, Springfield Public Works, is requesting the vacation. The subject right-of-way consists of the old 69th Street right-of-way between Main Street and A Street that was made redundant with the realignment of 69th Street. When the ODOT 69th Street realignment project was completed, it was determined that the subject section of 69th Street was no longer needed. Two properties (Tax Nap 17-02-35*32, Tax Lot 5307 and 5317) are adjacent to the subject right-of-way. TL 5317, which is a Dari Mart, takes access from Main Street and TL 5307, which belongs to Kenneth Harwell, takes access from A Street. The vacated right-of-way is to be returned to the private ownerships of Mr. Harwell and Dari Mart. Utilities in the vacated area will be protected through the ordinance.

Planner: Sarah Summers
10 Minutes

- c. Discretionary Use – Willamette River Greenway Goal Exception – Detour Bridge –

The Oregon Department of Transportation (ODOT) is proposing to construct a detour bridge east of and paralleling I-5 across the Willamette River. This bridge will be supported by poured in place concrete columns that will be located within the adopted boundaries of the Willamette River Greenway Overlay District. This proposal constitutes both an “intensification of use” and “construction that has a significant visual impact” (SDC 25.050) and is therefore subject to Discretionary Use Approval criteria of Springfield Development Code Article 10.

Planner: Greg Mott
60 Minutes

The meeting location is wheelchair-accessible. For the hearing-impaired, an interpreter can be provided with 48 hours notice prior to the meeting. For meetings in the Council Meeting Room, a “Personal PA Receiver” for the hearing-impaired is available. To arrange for these services, phone 726-2700.

CONDUCT OF QUASI-JUDICIAL PUBLIC HEARING BEFORE THE PLANNING COMMISSION

- Staff will explain procedural requirements mandated by State Law
- Commencement of the hearing
- Declaration of conflict of interest or “ex-parte” contact
- Staff report
- Testimony from the applicant
- Testimony of those in support
- Testimony of those in opposition\Questions from the Commission
- Summation by the Staff
- Rebuttal from the applicant
- Close of the public hearing
- Planning Commission discussion (possible questions to staff or public)
- Motion to approve or deny request based on staff report and/or oral/written testimony
- Final order signed by Chair incorporating findings and reasoning to support decision

6. BUSINESS FROM THE DEVELOPMENT SERVICES DIRECTOR

7. BUSINESS FROM THE COMMISSION

8. ADJOURN REGULAR

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