

**City of Lowell, Oregon
Minutes of the Planning Commission Meeting
November 2, 2022**

The meeting was called to order at 7:00 PM by Commissioner Chair Dragt.

Members Present: Lon Dragt, Suzanne Kintzley, Jason Pickett, Bill George

Members Absent: Lloyd Hall

Staff Present: CA Jeremy Caudle, City Planner Henry Hearley LCOG

Approval of the Agenda: Commissioner Kintzley moved to approve, second by Commissioner Pickett. PASS 4:0

Approval of Minutes: Commissioner Kintzley moved to approve the minutes from September 7, 2022, second by Commissioner Pickett. PASS 4:0

Old Business:

- **Public Hearing regarding reconsideration of Land Use file #2022-02, “Mixed-use development on North Shore (Phase 1).”**

Open Public Hearing: 7:02 PM

Staff Report – Henry Hearley City Planner, LCOG, presented report, Mixed-use development on North Shore (Phase 1).” With recommended conditions of approval.

Commissioner questions:

- Commissioner George inquired about any issues from the property’s previous vehicle storage and any contamination possibility. City Planner spoke about a previous study that was approved
- CA Caudle asked for clarification about the City’s recoupment of the costs for the improvements done in the Lowell right-of-way. City Planner Hearley offered to make this a condition of approval as item #15
- Commissioner Kintzley had a question about the condition stating that prior to the issuance of the Certificate of Occupancy there are still items that need to be completed. Commissioner Dragt clarified that the planning commissions duty is to say that they can or cannot build, the City is responsible for any other condition resolutions.

Public Testimony – none

Close Public Meeting: 7:18 PM

Reconvene Public Meeting: 7:18 PM

Commission Deliberation: Commissioner Kintzley made a motion to approve Land Use application #2022-02 “Mixed-use development on North Shore (Phase 1) based on the standards, findings, and recommendations stated in the staff report and with addition of Condition number 15. Seconded by Commissioner Pickett PASS 4:0

New Business: none

Other Business: None

Adjourn: 7:23 PM

Approved: 
Lon Dragt - Chair

Date: 1/18/23

Attest: 
Jeremy Caudle, City Recorder

Date: 1/19/23