



# WASCO COUNTY PLANNING COMMISSION

Tuesday, December 6, 2011

Executive Session begins at 1:00 pm

Hearings begin at 3:00 pm

Columbia Gorge Discovery Center

Lower Level Classroom

5000 Discovery Drive

The Dalles, OR 97058

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## AGENDA

### CALL TO ORDER

- I. EXECUTIVE SESSION (1:00): Interviews of applicants for recommendation on the appointment of Wasco County Planning Commissioners for Position 2 (currently held by Russell Hargrave) and Position 5 (currently held by Ron Archer)
- II. ROLL CALL (3:00)
- III. PUBLIC COMMENT: Maximum 15 minutes, limited to items not being heard or discussed elsewhere on the agenda.
- IV. APPROVAL OF PAST MINUTES:  
November 1, 2011
- V. QUASIJUDICIAL HEARING (Continuation): File PLAAPL-11-09-0001 of PLACUP-10-08-0018. Appeal by owners Tom Delzell and Julia Rouzie of the Planning Director's decision to deny a request for a Conditional Use Permit and a Subject to Standards Review for the conversion of an existing unlawfully placed 2-story dwelling (384 square foot footprint, with approximately 367 square feet of attached deck) into a hunting cabin/lodge, and approval of a 14' x 8' x 8' tall wood storage building; and a Modification of Fire Safety Standards. The subject property is located on an access road located approximately 1.4 mile west of Ketchum Road, approximately 2.3 miles south of Vensel Rd./Chenowith Creek Rd./Ketchum Rd., approximately 8 miles southwest of The Dalles, Oregon.
- VI. QUASIJUDICIAL HEARING: File PLASAR-11-10-0014 Request by owners Karen Easton and David Kuehn for a scenic area review permit to construct a 2,400 sq. ft. dwelling with a 576 sq. ft. attached garage located on Lot 8 of the Rowena Dell subdivision. The property is within the R-R (5) zone of the Special Management area, National Scenic Area. The subject property is located along Canyon Way West, approximately 5.8 miles east of the city of Mosier, Oregon. Review Authority: Chapter 2, Section 2.060.B.14;
- VII. RECOMMENDATION TO BOARD OF COMMISSIONERS: Recommendation on the appointment of Wasco County Planning Commissioners for Position 2 (currently held by Russell Hargrave) and Position 5 (currently held by Ron Archer)
- VIII. FUTURE AGENDA ITEMS:
  - Discussion of Wasco County Planning Commission Bylaws.
- IX. TRAINING OPPORTUNITIES:
  - Upcoming training opportunities – December 7<sup>th</sup> (afternoon opportunities)

X. OTHER BUSINESS / PLANNING DIRECTOR COMMENTS:

- Quick discussion/reminder on site visits and logistics
- Update: Development Review Improvement Process – Advisory Committee
- Update: DLCD Grant “Streamlining Development Review and Land Use Approvals”
- Overview details of December 7<sup>th</sup> activities (public hearing and DLCD agenda)
- Update: Planning commissioner identification of LUDO provisions to potentially reevaluate (e.g., footprint of accessory structures)
- Planning Department Newsletter (contacts)
- Update to Natural Hazard Mitigation Plan
- Introduce new planner Joey Schearer

XI. ADJOURNMENT

NOTE: AGENDA IS SUBJECT TO LAST-MINUTE CHANGES

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For Staff Internal Tracking Requirements:

- Total Wasco County Planning Commissioners Present =
- Total Planning Commissioner/Volunteer Time (meeting time + travel time) =