

Minutes of the Salem City Planning & Zoning Commission meeting held on December 4, 2013 held in the Council Chambers.

Meeting convened at 7:00 p.m.

Conducting: Shelley Hendrickson

PRESENT:	Reid Nelson	Shelley Hendrickson
	Brian Warren	Rod Christensen
	Robert Frampton	Attorney Jason Sant
	Bruce Ward, City Engineer	Becky Warner, Secretary

Shelley welcomed everyone to December's Planning & Zoning meeting.

APPROVAL OF MINUTES

MOTION BY Reid to approve the minutes of August 14, 2013, September 11, 2013, October 9, 2013, and November 13, 2013. Seconded by Rod; Vote Affirmative, 5-0.

ORDINANCE ON EXCEPTIONS FOR SIDEYARD SET BACKS

This item was tabled from last month. One of the reasons that this item was tabled is the Board wanted to know how the Police Chief felt about this ordinance. Shelley asked Bruce if he had talked to the Chief James. The Chief had said that he didn't have a problem with the way the ordinance was written but he didn't think it was a good idea to pass an ordinance allowing exceptions. Jason said that our ordinance already allows us to consider an exception for side yard setbacks if it is next to a permanent structure such as the Highline Canal which is federally owned. The Salem Canal is not a permanent structure and at some point will be eliminated. Reid stated that it is not usually the building that causes vision problems on a corner lot; usually it is a fence or landscaping. He suggested that it would be better to change the side yard setback across the board instead of writing an exception.

MOTION BY Shelley to recommend not approving the Ordinance creating special exceptions to certain side yard setbacks since we already allow exceptions for lots next to permanent structures. Seconded by Reid; Vote Affirmative, 5-0.

MOTION BY Rod to adjourn Planning & Zoning meeting. Seconded by Bob; Vote Affirmative, 5-0.

Planning & Zoning Commission meeting adjourned at 7:15 p.m.