

LAND USE DISTRICT REVIEW COMMITTEE MEETING MINUTES
Island Station Neighborhood District
Date: 2006 MAY 18
Milwaukie Grange

Members Present:

Charles Bird, Chair
Gary Michael
Molly Hanthorne
Jim Mishler

- I. CALL TO ORDER
- II. INTRODUCTIONS
- II. LAND USE REFERRALS

- 1) Lynn Welsh, 12015 SE 19th Avenue, raise house 3 feet. Concerns and or recommendations:

The committee discussed the referral. There were no objections to this referral.

- 2) Richard and Alicia Hamilton, 11921 SE 19th, Remodel. Concerns and or recommendations;

The committee expressed that the proposed modifications result in an improvement to the exterior of the house. The committee was impressed with the design and believes that it will be a proud to live next door to the completed project.

The committee also points out that the proposed modification will eliminate at least one dwelling unit. The two units or reportedly, three units that have been occupied in this structure over the past years will be reduced to one. The house will become a single family dwelling. The committee considered this an extremely desirable outcome and gives it full support.

It is believed that by reducing the units will reduce pressure on the limited parking along 19th which has been a problem. This portion of 19 is at the extreme North West corner of the neighborhood. As such the vast majority of vehicle traffic is local. There is virtually no through traffic except for sightseers and users of the bike pedestrian trail through Milwaukie's Water Front Park.

The committee supports the overall projects objective and is pleased with the exterior look depicted in the application package. Details of lay out and structure were between the owner and the city engineering department and not a matter for the committee. The following comments were made on the REQUESTS found in the Executive Summary provided by Susan Shanks, Associate Planner to each committee member:

- a. ADJUSTMENT REQUEST, Landscape Strip to 0-feet wide

The Island Station NDA Land Use Committee supports the ADJUSTMENT REQUEST.

- b. VARIANCE REQUEST, Side walk, Parking strip, and Street.

The Island Station NDA Land Use Committee supports the VARIANCE REQUEST.

- c. EXCEPTION REQUEST, Funds-in-lieu-of construction.

The Island Station NDA Land Use Committee has no objection to this REQUEST.

III. REPORTS

IV. DISCUSSION

V. MATTERS FROM THE COMMITTEE

VI. INFORMATION SHARING

VII. FUTURE MEETING DATE/AGENDA ITEMS:

VIII. ADJURN: Meeting was adjourned at 6:30 pm

Charles Bird, Chair