

CITY OF DEER PARK  
PLANNING COMMISSION

Regular Meeting  
Minutes  
November 14, 2022  
7:00 pm


1. ROLL CALL: Members Present: Greg Paulson, Billy Costello  
Tim Nicholas  
Members Absent: Jeff Frank
2. AGENDA APPROVAL:  
Motion to approve the agenda as presented.  
Motion carried: 3 – 0.
3. APPROVAL OF PREVIOUS MEETINGS MINUTES:  
Motion to approve the minutes from the October 24, 2022, meeting as presented.  
Motion carried: 3 – 0.
4. PUBLIC HEARING: Chairman Nicholas closed the regular meeting at 7:02 PM to open the public hearing.
  - a. Simonson Addition Long Plat – LP 2022-3  
Staff addressed the Commission on the application materials within the packet and notification process for the meeting.  
Bob Curry – 321 E. I Street noted his parcel backs up to Church parcel to the West of this site and would like to see trees maintained in the area if possible. Further, he had concerns with access onto SR 395 at Dalton Road for the future.  
Clifton Trimble – Storhaug Engineers and representative for the developer spoke to proposed used of shared driveways for folks on Colville Avenue.

Chairman Nicholas closed the hearing at 7:08 PM, and reconvened the regular meeting.
5. BUILDING PERMITS:
  - a. Hayden Homes #52, request for permit for construction of a Single Family Dwelling on Lot 4, Block 1, Shamrock Glen 2<sup>nd</sup> Addition, located at 1816 E. C Street, File 2022:10:31-1.  
Staff discussed the application as presented and provisions for compliance with the zoning code.  
Motion to approve for zoning  
Motion carried: 3 – 0.
  - b. Hayden Homes #53, request for permit for construction of a Single Family Dwelling on Lot 17, Block 1, Shamrock Glen 2<sup>nd</sup> Addition, located at 245 S. Winesap Avenue, File 2022:10:31-2.  
Staff discussed the application as presented and provisions for compliance with the zoning code.  
Motion to approve for zoning

Motion carried: 3 – 0.

6. CITIZEN COMMENTS ON UNRELATED AGENDA ITEMS: None.
7. COMMISSION MEMBER COMMENTS ON UNRELATED AGENDA ITEMS: None.
8. STAFF REPORT: None.
9. COMMISSION ACTION ITEMS:
  - a. Simonson Addition Long Plat LP 2022-3.  
Staff discussed provisions of the proposed plat and application materials within the packet and noted no additional comments have been received from the notification process for the subdivision.  
Chairman Nicholas led the Commission through development of the Findings of Fact and conditions.  
Motion to approve the application as submitted, adopt the findings of fact and recommend to the City Council for approval.  
Motion carried: 3 – 0.
10. ADJOURNMENT: The meeting was adjourned at 7:37 PM.

  
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Tim Nicholas, Chairman

  
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Roger Krieger, Planning Director