

CITY OF OAK HARBOR
PLANNING COMMISSION
REGULAR MEETING
CITY HALL – COUNCIL CHAMBERS

AGENDA
September 25, 2012
7:30 P.M.

ROLL CALL: NEIL _____ JENSEN _____ FAKKEMA _____
 WASINGER _____ OLIVER _____
 WALLIN _____ JOHNSON-PFIEFFER _____

1. **Approval of Minutes – August 28, 2012**
2. **Public Comment** – Planning Commission will accept public comment for items not otherwise on the agenda for the first 15 minutes of the Planning Commission meeting.
3. **FAIRWAY POINT PRD DIVISION 4 MODIFICATION TO CONSIDER ADU'S – Public Hearing**
The Planning Commission will hold a public hearing on a proposal to add accessory dwelling units to homes for up to six remaining lots to be developed within Division 4 of Fairway Point PRD. The Planning Commission closed public testimony on the matter at the August 2012 meeting. It is expected that the Planning Commission will deliberate and make a recommendation to the City Council.
4. **NIGHTCLUB ORDINANCE – Public Meeting**
The Planning Commission will be presented with options on occupancy limit thresholds to consider in regulating nightclubs licenses in various zoning districts. This is a continued discussion on regulating the size of nightclubs.
5. **SHORELINE MASTER PROGRAM (SMP) UPDATE – Public Hearing**
The City of Oak Harbor is required by the State of Washington to update its Shoreline Master Program (SMP). The Planning Commission will continue its discussion of the Draft SMP. Staff will present the Washington Department of Ecology's requested changes to the document and concluding remarks to the Commission. Please note it is anticipated this will be the final Planning Commission consideration of this topic. It is expected that Commission will make a recommendation on the Draft SMP document and forward it to City Council for their consideration. Planning Commission will accept comments on the Draft SMP document in a public hearing.
6. **PERMIT EXTENSION FOR ADULT DAY CARE CONDITIONAL USE PERMIT – Public Hearing**
The Planning Commission will hold a public hearing to consider extending for two years a previously approved conditional use permit held by the Oak Harbor Senior Center to operate the Daybreak Adult Day Care out of a modular building at 917 E. Whidbey Avenue (Island County Parcel Number S7600-00-02604-0). This is a final decision of the Planning Commission.
7. **2012 COMPREHENSIVE PLAN AMENDMENT DISCUSSION– Public Meeting**
The Planning Commission will review the draft Capital Improvements Plan for 2012 – 2018. The Capital Improvements Plan is updated every year with the annual Comprehensive Plan Amendments. The Capital Improvements Plan identifies the City's capital needs for the next six years. The Planning Commission will be updated on the changes to the plan.