

ORDINANCE NO. 4800

An Ordinance approving an amendment to Section 6(a) of McMinnville Planned Development Ordinance No. 4672 to increase the allowable sign face area for a freestanding sign from 64 square feet to 150 square feet.

RECITALS

The Planning Commission received an application (ZC 9-03) from Regency Centers, dated November 17, 2003, seeking approval to amend Condition No. 6(a), Section 3 of McMinnville Planned Development Ordinance No. 4672 to increase the allowable sign face area for a freestanding sign from 64 square feet to 150 square feet. The subject property is generally located immediately north and south of Keck Drive, north of Booth Bend Road, and south and east of Highway 99W. The property is more specifically described as Tax Lot 100, Section 29AC; Tax Lots 100 and 700, Section 29AD; and Tax Lots 300 and 302, Section 28BB, T. 4 S., R. 4 W., W.M.

A public hearing was held on December 18, 2003, at 7:30 p.m. before the McMinnville Planning Commission after due notice had been given in the local newspaper on December 11, 2003, and written notice had been mailed to property owners within 300 feet of the affected property; and

At said public hearing, testimony was received, the application materials and a staff report were presented; and

The Planning Commission, being fully informed about said request, found that said change conformed to the zone change review criteria listed in Chapter 17.72.035 of Ordinance No. 3380 based on the material submitted by the applicant and findings of fact and the conclusionary findings for approval contained in the staff report, all of which are on file in the Planning Department, and that the zone change is consistent with the Comprehensive Plan; and

The Planning Commission approved said zone change and has recommended said change to the Council; and now, therefore,

THE CITY OF McMINNVILLE ORDAINS AS FOLLOWS:

Section 1. That the Council adopts the findings and conclusions of the Planning Commission, staff report on file in the Planning Department, and the application filed by Regency Centers.

Section 2. That Condition No. 6(a), Section 3 of McMinnville Planned Development Ordinance No. 4672 is amended to read as follows (text to be removed is shown with ~~strikeout~~, text to be added is underlined):

"Condition 6. That signs located on the commercially zoned land shall be subject to review by the Planning Department as to their location and design, and to the following limitations:

"(a) That one free-standing sign, a maximum of 30 feet in height, shall be permitted within the subject site (28 acre site adjacent to South Baker Street). The maximum square footage per sign face is ~~64~~ 150 square feet, and there shall be a maximum of two sign faces per free-standing sign."

Passed by the Council this 27th day of January, 2004, by the following votes:

Ayes: Aleman, Hansen, Olson, Springer, Windle

Nays: \_\_\_\_\_

Approved this 27th day of January 2004.

  
MAYOR

Attest:

  
CITY RECORDER

Approved as to form:

  
CITY ATTORNEY