CITY OF CEDAR HARBOR

Demonstration document. The City of Cedar Harbor is fictional.

Planning Commission regular meeting agenda: marina café seating and a garage near a property line

Regular meeting of the Cedar Harbor Planning Commission. The meeting starts at 6 p.m. in Council Chambers on the first floor of City Hall, 100 Harborfront Way. The meeting date is shown at the top of this page.

To find out how to attend, watch online or comment, go to the Planning Commission meeting page.

Order of business

1. Call to order and roll call
2. Approval of the minutes of the last meeting
3. Public comment on matters that are not on the agenda
4. Public hearings
5. Work session
6. Staff report
7. Adjournment

4. Public hearings

At each hearing, city staff describe the project, the applicant speaks, and then anyone can comment for up to 3 minutes. The commission then discusses the project and votes.

4a. Outdoor seating at the marina café, 10 Breakwater Road

File number CUP 0412, a conditional use permit. The operator of the café at the Public Marina asks to add 24 outdoor seats on the pier deck next to the Marina office.

Staff recommendation: approve with 3 conditions.

- Keep a clear path at least 6 feet wide along the pier.
- Close the outdoor seating by 9 p.m.

- Play no amplified music outdoors.

4b. A garage closer to the side property line, Cedar Street

File number VAR 0388, a variance. The owner of a home in the 400 block of Cedar Street asks to build a garage 3 feet from the side property line. The zoning rules require 5 feet. The lot is narrower than most lots on the street.

Staff recommendation: approve.

5. Work session: draft rules for backyard cottages

Commissioners will discuss draft rules for a second, smaller home on a house lot, often called a backyard cottage. There is no hearing or vote at this meeting. You can speak about the draft during public comment. A public hearing will be held before any rules are adopted.

Send a written comment

Email communitydevelopment@cedarharbor.example by noon on the day of the meeting, and put the file number in the subject line. Comments are public records.

Appeals

A decision of the Planning Commission can be appealed to the City Council within 14 days. The appeal fee is $250.

Accommodations

To ask for an accommodation or an interpreter for a meeting, contact the City Clerk at 555 555 0120 or clerk@cedarharbor.example at least 3 business days before the meeting.