City of Longview

1525 Broadway
Longview, WA 98632
www.ci.longview.wa.us

Minutes

Agenda

Appeal Board of Adjustment

Tuesday, September 12, 2023 | **4:30 PM** | **Longview Council Chambers**

1. HYBRID MEETING DETAILS

23-001464 Please click the link to join the webinar: https://us02web.zoom.us/j/81922908550
Webinar ID: 819 2290 8550

Or Telephone:
+1 253 205 0468 US; +1 253 215 8782 US (Tacoma);
+1 346 248 7799 US (Houston); +1 408 638 0968 US (San Jose)

2. CALL TO ORDER

The meeting was called to order at 4:30 pm.

3. ROLL CALL

In attendance: *Mark Backstrom, Chair; Roger Peters, Vice Chair; Dan Petersen; Steven Dahl; Arthur Chang*
Staff: *McAllister Kosar, Planner; Christopher Eastwood, Assistant City Attorney; Chris Collins, Assistant Public Works Director; Nancy Vandehey, Admin Assistant*

4. APPROVAL OF MINUTES

23-001465 Minutes from August 1, 2023

A motion was made by Arthur Chang, seconded by Dan Petersen, to approve the minutes as presented. This passed unanimously.

5. AUDIENCE PARTICIPATION OF CORRESPONDENCE

23-001466 4.1 Oral Communications
Persons in the audience may discuss business not scheduled on this agenda or any item of interest within the jurisdiction of the Appeal Board of Adjustment. This Board will listen to all communication, but in compliance with the Washington Open Public Meetings Act, will not take any action on items that are not listed on the agenda.

4.2 Written Communications.
Correspondence for the Appeal Board of Adjustment received after preparation of this agenda.

None.

6. DECLARATION OF EX-PARTE COMMUNICATIONS AND APPEARNESS OF FAIRNESS

Mac Kosar read the declaration into record. There were no objections.

7. PUBLIC HEARINGS

23-001467 ABA 2023-2 SPECIAL PROPERTY USE FOR A DETACHED ACCESSORY DWELLING UNIT (ADU) AT 3212 PINE ST

RECOMMENDED ACTION: MOTION TO ADOPT STAFF FINDINGS OF THE STAFF REPORT AND GRANT A SPECIAL PROPERTY USE PERMIT FOR THE ESTABLISHMENT OF A DETACHED ACCESSORY DWELLING UNIT IN THE TNR DISTRICT, AT 3212 PINE ST.

There was a brief discussion on the sewer connection and the process of reviewing a hand drawn set of plans versus a permit plan set. Mac Kosar reassured the board that the plan review for permitting would match the ADU standards.

Public hearing opened at 4:40 pm. The applicant, Larry Moore, spoke in favor of the application. Public hearing closed at 4:43 pm.

A motion was made by Steven Dahl, seconded by Dan Petersen, to adopt staff findings of the staff report and grant a special property use permit for the establishment of a detached accessory dwelling unit in the TNR district, at 3212 Pine St. This passed unanimously.

8. OTHER BUSINESS

There will be two public hearings at our regularly scheduled meeting in October.

9. ADJOURNMENT

The meeting was adjourned at 4:45 pm.