



**KEIZER PLANNING COMMISSION  
MEETING MINUTES  
Wednesday, November 9, 2022 @ 6:00 pm  
Keizer Civic Center**

**CALL TO ORDER:** Chair Matt Lawyer called the meeting to order at 6:00 pm.

**ATTENDANCE:**

**Present:**

Matt Lawyer, Chair  
Ron Bersin  
Sarah Hutches  
Jane Herb  
Francisco Saldivar  
Mo Avishan  
Youth Committee Liaison  
Amanpreet Sandhu

**Absent:**

Jeremy Grenz, Vice Chair

**Council Liaison Present:**

Councilor Juran

**Staff Present:**

Shane Witham, Planning Director  
Bill Lawyer, Public Works Director  
Shannon Johnson, City Attorney

**APPROVAL OF MINUTES:** Francisco Saldivar moved for approval of the September 2022 Minutes. Commissioner Herb seconded. Motion passed as follows: Lawyer, Bersin, Herb, Avishan, Saldivar and Hutches in favor with Grenz absent.

**APPEARANCE OF INTERESTED CITIZENS:** None

**PUBLIC HEARING ~ Draft Amendments to Keizer Development Code (KDC)  
relating to Stormwater Management:**

*Chair Lawyer opened the Public Hearing.*

Planning Director Shane Witham summarized his staff report, brought attention to the new section and pointed out the differences noting that the changes were required.

Public Works Director Bill Lawyer provided additional information noting that Keizer is a 'Phase 2' city and that the first permit was loosely regulatory but when it was time to renew, the Department of Environmental Quality initiated more stringent requirements. This has brought about the requirement to update sections of the Development Code related to water quality. As the department has moved forward, they have implemented things differently than what was in the Development Code. The amendments before Planning Commission tonight are the incorporation of what staff has been implementing for a number of years.

Discussion followed regarding how long the standards have been in place, other jurisdictions and infrastructure capacity.

*With no further testimony, Chair Lawyer closed the Public Hearing.*

Commissioner Herb moved that the Planning Commission accept and recommend to Council the draft amendments to the Keizer Development Code relating to stormwater management with flexibility for staff to include the correct citation at the end.  
Commissioner Saldivar seconded. Motion passed as follows: Lawyer, Bersin, Herb, Avishan, Saldivar and Hutches in favor with Grenz absent.

**NEW/OLD BUSINESS/STAFF REPORT:** Planning Director Shane Witham shared information regarding development that is taking place in the area noting that he expects to be issuing some permits soon.

**COUNCIL LIAISON REPORT:** Councilor Juran announced that the Council will have two new Councilors starting in January.

**YOUTH COMMITTEE LIAISON REPORT:** Ms. Sandhu questioned the authority of the regulations that have been put in place, the categories of various cities and enforcement. Staff responded with that information.

**COUNCIL REPRESENTATIVE:** Francisco Saldivar will report for Jeremy Grenz, Monday, November 21.

**OTHER BUSINESS:** Commissioner Saldivar requested clarification on parking regulations that were discussed at the previous meeting with Mr. Witham providing a brief update.

**DECEMBER MEETING:** Mr. Witham noted that the Commission would probably need to meet for a Public Hearing regarding change to a historical building but he was waiting on additional information so would let the Commission know.

**ADJOURN:** The meeting adjourned at 6:25 p.m.

***Next Meeting: December 14, 2022***

*Minutes Approved:* 02-08-23