

1 HOOD RIVER COUNTY COMMUNITY DEVELOPMENT
2 PLANNING COMMISSION HEARING MINUTES

3 Wednesday, June 22, 2022 – 5:30 p.m.

4
5 Appeal Hearing

6 **DRAFT**

7 Planning Commissioners: Chair Erick von Lubken. Commissioners: Jon Gehrig (virtual), Jay Lyman (virtual), and AJ
8 Kitt (virtual).

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10 County Staff: Eric Walker, Director; Keith Cleveland, Principal Planner; Kim Paulk, Office Manager; Chris Crean
11 (Virtual), County Counsel.

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13 **A. Call to Order:** Chair von Lubken opened the hearing at 5:30 p.m.

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15 **B. Meeting Minutes:** Commissioner Gehrig moved to approve the 1/12/2022 meeting minutes. Commissioner Lyman
16 seconded the motion. All Commissioner's gave an affirmative vote, minutes were approved.

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18 **C. Director's Report:** None

19 **D. Land Use Counsel's Report:** None

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21 **E. Unscheduled Items:**

22 a. From the General Public: None

23 b. From Commissioners: None

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25 **F. Public Hearing**

26 The Hood River County Planning Commission will consider an appeal made by Heather Staten, on behalf of
27 Thrive Hood River (Thrive) (22-0085) of the County Planning Director's decision to approve, with conditions, a
28 conditional use permit (21-0258) filed by Mathew B. Drake, Meadows North, LLC, authorizing the operation of a
29 Bed and Breakfast facility (B&B) out of an existing single-family dwelling.

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31 **Staff:** Mr. Walker explained that the County Planning Commission Bylaws require there be at least four (4)
32 Commissioners present in order to conduct a hearing. He indicated that one of the Commissioners has indicated
33 that they may have a potential conflict of interest and therefore will not be able to participate in the hearing leaving
34 just three (3) Commissioners available which is not enough to continue with the hearing. He proposed, and the
35 Planning Commission, applicant, and appellant accepted that the hearing be continued to a date certain. Since the
36 regular scheduled meeting dates, which are the 2nd and 4th Wednesday of each month, did not work for either of the

1 parties for July or the first meeting in August and the Planning Director is concerned about extending it out past
2 August, it was proposed that the Planning Commission consider holding it on a different day sometime in July or
3 early August that would work for all parties.

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5 Jeremy Riss, VP Resort Operations for Mt. Hood Meadows asked all the parties if Wednesday, August 3, 2022, at
6 5:30 p.m. might work. It was indicated that the continued hearing would be held virtually and in person at 601
7 State Street, Hood River, Oregon. After a brief discussion, all agreed to that date and time.

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9 Jesse Buss, Attorney for Thrive Hood River asked if they were going to be getting a declaration of conflict of
10 interest from the Planning Commissioner involved or if they could know the identity of the individual before they
11 are done today?

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13 Mr. Walker deferred the question to County Land Use Counsel, Chris Crean, to answer.

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15 Mr. Crean stated that typically that would happen when the Chair reads the script, and we ask Planning
16 Commissioners to declare any ex parte communication, bias, or conflict of interest. So, he will just defer to the
17 Commissioner if they want to do that now or later.

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19 Commissioner Kitts indicated he would be happy to do that now. He declared that he may have a potential conflict
20 of interest due to a prior business relationship with Meadows and so he decided to recuse himself from this
21 proceeding.

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23 Mr. Crean asked Mr. Buss if that answered his question?

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25 Mr. Buss noted that it did.

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27 Chair von Lubken: Closed the hearing.

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29 Mr. Walker thanked everyone for attending.

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31 Chair von Lubken: Adjourned the hearing at 5:45 p.m.