

**Minutes of the Planning Commission
Of the City of Portland**
Held on Wednesday, January 13, 2016 at 7:00 P.M.
In Council Chambers at City Hall

Portland Planning Commission Members Present: Grapentien, Fitzsimmons, Williamson, Kmetz, Hinds

Absent: Clement, Culp

Staff: City Manager Gorman, City Clerk Miller

Guests: Brian & Nancy Wohlscheid, Emily Zug of Zug Elite Training, Luke Sandborn

Chair Grapentien called the meeting to order at 7:00 P.M. with the Pledge of Allegiance.

Motion by Williamson, supported by Fitzsimmons, to approve the Revised Agenda as presented.
All in favor. Approved.

Motion by Kmetz, supported by Fitzsimmons, to excuse the absence of Members Clement and Culp.
All in favor. Approved.

Motion by Fitzsimmons, supported by Williamson, to approve the minutes of the October 14, 2015 regular meeting as presented.
All in favor. Approved.

Under New Business, City Manager Gorman presented information on the request by Emily Zug, of Zug Elite Training, to add “health or exercise club” as a permitted use in the Industrial District. This use is currently permitted in the C-1, C-2, and C-3 Districts. Brian and Nancy Wohlscheid, owners of the property at 349 Water St. formerly known as Builders Lumber where Ms. Zug would like to locate her business, have made substantial renovations and improvements to the property.

City Manager suggested, as also noted in the memo from Member Clement that this may need to be considered on a larger scale. To allow uses that are permitted in the commercial districts be permitted in the industrial district as well.

Ms. Zug gave a history of her business and stated she has been working out of the City parks, the Portland Middle School and the Portland Nazarene Church. She would now like to have a central location for her business that would provide ample parking. This would allow her to add more classes and training in order to further grow her business.

Chair Grapentien thanked the Wohlscheid’s for all the work they’ve done to improve their property.

The board concurred and discussed the issue.

Motion by Kmetz, supported by Fitzsimmons, to approve the addition of “health or exercise club” as a permitted use in the Industrial District.

All in favor. Approved.

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Motion by Kmetz, supported by Williamson, to open up the review of other uses that may be appropriate to be added as permitted uses in the Industrial District as well.

All in favor. Approved.

Under Member Comments, City Manager Gorman gave an update on developments in the community. Construction at Olivera's and Goodwill are moving along well. The WODA Group is still working through some "housekeeping" matters but continue to move forward. McDonald's will tear down its current building and reconstruct a new facility this spring.

Motion by Fitzsimmons, supported by Kmetz, to adjourn the meeting at 7:16 P.M.

All in favor. Approved.

Respectfully submitted,

John Kmetz, Secretary