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**MINUTES  
REGULAR PLANNING COMMISSION MEETING  
128 S. MAIN STREET, CONDON, OR 97823  
TUESDAY, NOVEMBER 19, 2024, 5:30 PM**

**1. CALL THE MEETING TO ORDER/ROLL CALL**

Planning Commission Chair Cody Bettencourt called the meeting to order at 5:30 p.m.

**Present:** Planning Commission Chair Cody Bettencourt; Commissioners Vernon Grey, Haylee Andrews and Rachel Weinstein (zoom); staff - City Administrator Kathryn Greiner and Planning Consultant Dan Meader of AKS/Tenneson Engineering.

**Absent:** Planning Commissioner Mark Wilson.

**2. PUBLIC HEARING - GILLIAM COUNTY FAIRBOARD - SITE PLAN REVIEW #675**

**2.1. Open Hearing**

Chair Bettencourt opened the planning hearing at 5:31 p.m.

**2.2. Staff Report - Read and/or Summarized**

Meader summarized the report and suggested approval of the application.

**2.3. Applicants & Proponents Testimony**

The Gilliam County Fairboard project was summarized by their project manager, Jeff Schott of Pillar Consulting. Schott stated that the new event's center will be on the west end of the fairground's existing exhibit hall. The kitchen area on the west end of the hall will be torn off to create a 20' breezeway and build a new building of approximately 2,400 square feet. The center will have meeting rooms and restrooms and on the exterior there will be a grassy area and a gazebo. The project will refinish the west end of the exhibit hall and create an ADA parking space inside the current fairgrounds. They will use the same water source, redo the electrical electricity and most likely replace a portion of the mid-way after these repairs and additions are made. The events center will be available year round and is partially funded by Oregon Lottery dollars. Schott said that the original plans were to replace the existing mobile home office structure but due to lack of financing, that will be done at another time. CA Greiner asked if the OSU Extension/4-H were moving to the new building and Schott said that not at this time.

Fairboard chair Chris Ftizsimmons, 613 E. Court Street, Condon - said that in the future the old office will be replaced due to condition. When that occurs, they anticipate OSU Extension/4H moving out there permanently. This will be a stand-alone building, not an addition to the proposed events center.

**2.4. Opponents & Public Agency Testimony**

None

**2.5. Questions by Planning Commissioners to Applicant or Proponents**

None

**2.6. Close Hearing**

Chair Bettencourt closed the hearing at 5:39 p.m.

**2.7. Planning Commission Deliberation, Decision or Postpone**

**A motion was made by Planning Commissioner Grey to approve planning application # 675 by the Gilliam County Fair Board for a Site Plan Review. The motion was seconded by Planning Commissioner Andrews and approved unanimously.**

**3. REVIEW & APPROVE MINUTES**

**3.1. Review & Approve May 21, 2024 Planning Commission Meeting Minutes**

**A motion was made by Planning Commissioner Grey to approve the May 21, 2024 planning commission meeting minutes. The motion was seconded by Planning Commissioner Andrews and approved unanimously.**

**4. OTHER**

**4.1. Administrative Decisions - Historic District for Murray's Condon Pharmacy, Nick Smith (Former R-Up) & Gilliam County Library**

CA Greiner noted that the planning code notes that if administrative decisions are made, they will be made available to the planning commissioners at their next meeting. Enclosed in the packet were three Historical District administrative decisions that related to painting of facilities in like-colors.

**5. ADJOURN**

Chair Bettencourt adjourned the planning commission meeting at 5:44 p.m.

\_\_\_\_\_ Date \_\_\_\_\_  
Cody Bettencourt, Planning Commission Chair

ATTEST: \_\_\_\_\_ Date \_\_\_\_\_  
Kathryn Greiner City Administrator