



MINUTES
COHASSET PLANNING COMMISSION
305 NW FIRST AVENUE
WEDNESDAY, October 4, 2023 – 6:02 P.M.

1. **Call Meeting to Order:** Chair Josh Casper called the meeting to order at 6:02 p.m.

2. **Roll Call**

Present: PC Members Josh Casper, Scott Gerling, GiGi Pehrson, Mike Rock, Harlow Zeppelin

Absent with Notice: PC Member Lucas Thompson, PC Member Steve Lavalier

Ex-Officio Members Present: Zoning Officer Tony Valtinson, Mayor Andy MacDonell, City Attorney John Licke

Others Present: Anne Walker, Jeff Walker and Kevin Walker

3. **Review and Approve the Agenda**

Additions: None

Deletions: None

A motion was made by Mike Rock to approve the agenda as presented. GiGi Pehrson seconded the motion. Voting in favor: Josh Casper, Harlow Zeppelin, Mike Rock, GiGi Pehrson, Scott Gerling; Voting against: None; Absent: Lucas Thompson, Steve Lavalier. Motion carried.

4. **Resident Input:** None

5. **Approve September, 06 2023 Planning Commission Minutes:**

A motion was made by Scott Gerling to approve September 06, 2023 as written. GiGi Pehrson seconded the motion. Voting in favor: Josh Casper, Harlow Zeppelin, Mike Rock, GiGi Pehrson and Scott Gerling; Voting against: None; Absent: Lucas Thompson, Steve Lavalier. Motion carried.

6. **Planning Commission acting as Board of Zoning Appeals continuation of appeal from 09-06-2023 Planning Commission meeting from Anne Walker and Rory Walker regarding Zoning decision for Water Oriented Accessory structure located at PID 05-410-0230.**

Zoning Officer Tony Valtinson presented information included in packet for Agenda Item #6.

City Attorney John Licke presented information regarding his involvement in the process for this matter and reviewed the City Ordinance regarding appeals. He then presented the City's reasoning for the decision that was made regarding the Water Oriented Accessory Structure citing specific ordinances and statutes.

Kevin Walker presented information pertaining to the reasoning for their appeal regarding the structure citing specific ordinances, verbiage from the ordinances and interpretation of the ordinances in relation to the Water Oriented Accessory Structure.

Discussion was held between the Walker's, John Licke and Planning Commission members around specific ordinances and interpretation of the ordinances in relation to the Water Oriented Accessory Structure.

Chair Josh Casper closed the discussion with the Walkers. Each Planning Commission member present then gave their individual opinion on the matter.

A motion was made by Scott Gerling to affirm the actions by Greg Tuttle and Tony Valtinson in regards to this property that they have done things correctly. Mike Rock seconded the motion. Voting in favor: Josh Casper, Harlow Zeppelin, Mike Rock, GiGi Pehrson and Scott Gerling; Voting against: None; Absent: Lucas Thompson, Steve Lavalier. Motion carried.

7. FYI's: None

Adjourn: Chair Josh Casper adjourned the meeting at 6:59 p.m.

Submitted by Zoning Officer Tony Valtinson
Approved: