

**DEVELOPMENT REVIEW BOARD MEETING**

**THURSDAY, NOVEMBER 14, 2024**

**6:30 PM**

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Consent Agenda:

1. Approval of minutes from the October 14, 2024 DRB  
Panel A meeting



**Development Review Board-Panel A  
Regular Meeting Minutes  
October 14, 2024**

Wilsonville City Hall & Remote Video Conferencing  
<https://www.ci.wilsonville.or.us/meetings/pc>

**CALL TO ORDER - ROLL CALL**

**Vice Chair Candrian** called the meeting to order at 6:30 pm.

Present: Clark Hildum, Rob Candrian, and Jordan Herron

Excused: Jean Svadlenka and Yara Alatawy

Staff Present: Daniel Pauly, Stephanie Davidson, Miranda Bateschell, Kimberly Rybold, Amy Pepper, and Cindy Luxhoj

**CHAIR'S REMARKS**

The Conduct of Hearing and Statement of Public Notice were read into the record.

**CITIZEN INPUT**

There was none.

**CONSENT AGENDA**

1. Consideration of the September 9, 2024 Planning Commission Minutes

**Jordan Herron moved to approve the September 9, 2024 DRB Panel B meeting minutes as presented. Clark Hildum seconded the motion, which passed 3 to 0.**

**PUBLIC HEARING**

2. **Res. No. 438 Frog Pond Ridgecrest Subdivision.** The applicant is requesting approval of Annexation to the City of Wilsonville and Rezoning of approximately 9.00 acres, a Stage 1 Preliminary Plan, Stage 2 Final Plan, Site Design Review of parks and open space, Tentative Subdivision Plat, Type C Tree Removal Plan, Middle Housing Land Division, and Waivers for a 28-lot residential subdivision.

Case Files:

- DB24-0008 Frog Pond Ridgecrest Subdivision
  - Annexation (ANNX24-0001)
  - Zone Map Amendment (ZONE24-0002)
  - Stage 1 Preliminary Plan (STG124-0003)
  - Stage 2 Final Plan (STG224-0004)

- Site Design Review of Parks and Open Space (SDR24-0005)
- Tentative Subdivision Plat (SUBD24-0001)
- Type C Tree Removal Plan (TPLN24-0005)
- Middle Housing Land Division (MHLD24-0001)
- Waivers (WAIV24-0002)

***The DRB Action on the Annexation and Zone Map Amendment is a recommendation to the City Council.***

**Vice Chair Candrian** called the public hearing to order at 6:35 p.m. and read the conduct of hearing format into the record. All Board members declared for the record that they had visited the site. No board member, however, declared a conflict of interest, bias, or conclusion from a site visit. No board member participation was challenged by any member of the audience.

**Dan Pauly, Planning Manager**, stated the Applicant has requested a continuation of the public hearing to the next DRB Panel B meeting, which would be on Thursday, November 14, 2024 due to the Veterans Day holiday as long as the Board had a quorum on that date.

**Vice Chair Candrian** called for the Applicant's testimony.

**Glen Southerland, AKS Engineering and Forestry**, confirmed the Applicant was requesting a continuance preferably to the Board's November meeting to work on a couple issues with Staff, noting the Applicant would also grant an equivalent extension of the 120-day land use clock based on when the actual meeting date was determined.

**Vice Chair Candrian** confirmed that all three Board members present were available to attend on November 14, 2024, so there would be a quorum. He further stated a suggested motion of continue to a time and date certain of November 14, 2024 at 6:30 p.m.

**Clark Hildum moved to continue the public hearing on Resolution No. 438 to 6:30 pm on November 14, 2024 time and date certain. The motion was seconded by Jordan Herron and passed 3 to 0.**

#### **BOARD MEMBER COMMUNICATIONS**

3. Results of the September 23, 2024 DRB Panel B meeting
4. Recent City Council Action Minutes

There were none.

#### **STAFF COMMUNICATIONS**

There were none.

#### **ADJOURNMENT**

The meeting was adjourned at 6:42 p.m.