

D-30

Citizen Comments Regarding Development Proposed by the Roberts



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To City Hall Group; Jeffrey Adams

Cc Lisa Kerr; Barb Knop; Bruce St. Denis

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Wed 10/28/2020 2:05 PM

Dear Cannon Beach City Planning Commission,

After reading about the planned development by Stan and Rebecca Roberts, we want to provide our perspective as residents of Cannon Beach.

Cannon Beach is a charming town, in part because its citizens work to retain its character and the city and citizen led commissions continue to be thoughtful about growth, development, and the future character of the city. That thoughtful approach to growth takes into account the rights of the individual homeowner as well as the rights and impacts on the community as a whole, in conjunction with building and development codes and applicable laws.

As such, we oppose the proposed development by the Roberts. Their project should be held to the Oceanfront Setback, the same code provisions that other property owners are held to. Since there is not a buildable lot in front of the Robert's lot, only sand and ocean, the Oceanfront Setback Line and code provisions should apply. The owners purchased the lot in 2001 and as we understand it, the Oceanfront Setback Code was in place at that time and was knowable to them when they purchased the property. The Oceanfront Setback Code should be applicable to this property as it is to other properties. Failure to do so allows an individual property owner's rights (the Roberts) to be superior (more advantageous) than the rights of other homeowners with similar properties. Additionally, not applying the code under these circumstances opens the door for other property owners to challenge the Oceanfront Setback Code in their future builds.

We oppose the use of the Nenana public right of way for the personal use and access to the property owned by the Roberts. Any development on or across public land, in this case the Nenana right of way, should be for the benefit of the general public, not one homeowner. Building across public property for their personal use makes the land unavailable, at least in part, to the City of Cannon Beach for future uses. The Nenana public right of way is not for the personal use of an individual homeowner. Even if the Nenana right of way was developed for the personal use of the Roberts as well as for property owners north and south of their lot, we would still oppose its development. The property should remain intact as public property, owned by the City of Cannon Beach. Additionally, the city has more important uses for infrastructure funds than building an access road that benefits only a handful of homeowners.

Finally, the character of Cannon Beach includes aesthetics from the road, streets, and beach. The Roberts plan to build a parking platform, above grade with concrete pillars and platform visible from the beach. A structure such as this is not at all in keeping with the aesthetics and character of Cannon Beach, would stand out as an eyesore from the beach, and should not be approved.

Thank you for your consideration of our comments.

Jim and Angela Benton
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