



**MINUTES**  
**KEIZER PLANNING COMMISSION**  
**Wednesday, April 8, 2026**  
**Robert L. Simon Council Chambers**  
**930 Chemawa Road NE**  
**Keizer, Oregon**

- 1. CALL TO ORDER**    **CALL TO ORDER:** Chair Matt Lawyer called the meeting to order at 6:00 pm.

<p><b>Present:</b> Matt Lawyer, Chair Jeremy Grenz, Vice Chair Larry Scruggs Lindsey King Fernando Lopez Robb Witters</p>	<p><b>Council Liaison Present:</b> Councilor Juran</p> <p><b>Youth Liaison Present:</b> Talia Mesecar</p> <p><b>Staff Present:</b> Shane Witham, Planning Director Dina Horner, Assistant Planner Joseph Lindsay, City Attorney Dawn Wilson, Deputy City Recorder</p>
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**Absent:**  
Frank Hostler
- 2. ANNUAL VOLUNTEER RECOGNITION ~ by Leslie Risewick**    Leslie Risewick, Member of the Volunteer Coordinating Committee, recognized the volunteer Planning Commissioners by thanking them and reading a script from her heart. She handed out Certificates of Appreciation and Pens as a token of appreciation.
- 3. APPROVAL OF MINUTES**

  - a. February 2026**    Commissioner Grenz moved for approval of the February 2026 Minutes as presented. Commissioner Witters seconded. Motion passed unanimously as follows: Lawyer, King, Grenz, Scruggs, Witters, and Lopez in favor with Hostler absent.
- 4. APPEARANCE OF INTERESTED PERSONS**    There were no interested persons present.
- 5. PUBLIC HEARING:**

**a. Text Amendment Case 2026-02: Amending Keizer Code Appendix A (multiple sections) pertaining to child care allowances in order to provide consistency with state law. In addition, amending Section 3.101.04 to correct an identified error in the process for alternative design review for a detached ADU located in a front yard.**

Chair Lawyer opened a Public Hearing at 6:07 p.m. on Text Amendment Case 2026-02: Amending Keizer Code Appendix A (multiple sections) pertaining to child care allowances in order to provide consistency with state law. In addition, amending Section 3.101.04 to correct an identified error in the process for alternative design review for a detached ADU located in a front yard.

Planning Director Shane Witham summarized the second proposed text amendments in the Code on Section 3.101.04 about the Accessory Dwelling Unit (ADU) process to correct the process with the text amendment by writing what the City thought would be the intended consent.

There was a consensus to move forward with the proposed Code amendments.

Mr. Witham summarized the first proposed text amendments to provide consistency for child care in residential zones.

Mr Witham shared that the State Legislation had required State-licensed facilities for childcare providers. He shared that staff aligned the definitions to align with the State's terminology and definitions. He noted that the rules had changed, such as the requirement that the owner had to live in the facility.

It was noted that some rules have preempted what the City could require or not require. In the residential (single-family) zone, you could have both a Certified family child care home and a Registered family child care home, but the City doesn't have to allow child care centers everywhere.

Mr. Witham shared that the definition for larger care homes having more children could still be held to the conditional use provisions. The City could no longer differentiate between the Certified and Registered use of the residence, but there was a limited number of children that could be cared for per home.

City Attorney Joseph Lindsay suggested striking the number of children and caretakers and instead stating that the numbers would be consistent with State law to avoid having to make future amendments if the numbers may change.

Mr. Witham clarified that the numbers would still be referenced in the definitions. Mr. Lindsay commented that we could add a number to the definitions while also stating the number or as required by State law.

Commissioner King asked about how and why people get registered. Mr. Lindsay shared that they get Registered and Certified through the State of Oregon and that the Certification was a higher level than being Registered.

Discussion ensued about using a residential home for a business when more residential homes were needed.

Mr. Lindsay clarified that the Certified home no longer has a requirement for the owner to live there.

There was a consensus to take the text and add the words to be consistent with State law, adding a caveat in the definitions about being subject to State law, and clarifying who the Registration and Certification was through.

Chair Lawyer closed the Hearing at 6:37 p.m.

Commissioner Grenz moved to recommend approval of Section 3.101.04 as presented, and for the multiple sections related to child care, to add in the narrative portions, "subject to State statute," and in the definition portion to add the numbers and a caveat that says "subject to State statute," and then the definitions specifically for Registered and Certified child care and who was doing the certifying. Seconded by Commissioner Scruggs. Motion passed unanimously as follows: Lawyer, King, Grenz, Scruggs, Witters, and Lopez in favor with Hostler absent.

**6. NEW-OLD  
BUSINESS/STAFF  
REPORT**

Mr. Witham shared that more text amendments and revisions to the Master Plan would be coming before the Planning Commission. He anticipated an application for a Master Plan change. A few new buildings were in the works at Keizer Station. He noted that some easement and lease issues were being reviewed by the City Attorney's Office.

**7. YOUTH LIAISON  
REPORT**

Talia Mesecar shared that several sports—tennis, golf, and track—were underway at McNary High School. She mentioned upcoming McNary High School events that included the prom, a math competition, a symphony, band, and an orchestra.

**8. COUNCIL  
REPRESENTATIVE  
REPORT**

Councilor Juran shared that the Council approved the KeizerFEST permits and commented that the Pedestrian Flag Program wasn't approved. The City had a new police canine who replaced the retired one.

Chair Lawyer shared about the annual Event Center Cleanup that was successful with the help of all the volunteers and having the dumpsters handy that Loren's Sanitation provided. He shared that Soggy Day in the Park would happen again after keizerFEST in May. The Clagget Creek Watershed Council website would have additional information on the event.

**9. COMMISSIONER  
REPORTING TO  
COUNCIL:**

It was confirmed that Commissioner King would report to the April 20th Council meeting.

**Lindsey King on  
April 20th at 6pm**

Commissioner Grenz reminded Commissioners of the Oregon Government Ethics Commission (OGEC) deadline on April 15th to submit their Statements of Economic Interest.

**10. NEXT MEETING:**  
**May 13th**

**11. ADJOURNMENT** Meeting adjourned at: 6:52 p.m.

Minutes approved: \_\_\_\_\_