



**MINUTES**  
**BOARD OF ZONING APPEALS**  
**SPECIAL MEETING – 6:30 P.M.**  
**Thursday, August 19, 2021**  
**Virtual Meeting**

1. **ROLL CALL** – Chair Coher called the meeting to order at 6:30 p.m.  
**Present:** Commissioners Delgado, Hansen, Hunt Hernandez, and Chair Coher  
**Excused Absent:** Vice Chair Lyon and Commissioner Rawlings  
**Staff:** Luis Rocha, Jennifer Driver, Javan Rad
  
2. **APPROVAL OF MINUTES**
  - A. **June 17, 2021** – Commissioner Delgado moved approval of the June 17, 2021 minutes. Seconded by Commissioner Hansen. Motion approved 3-0. Commissioner Hunt Hernandez abstained.
  - B. **July 22, 2021** – Commissioner Hunt Hernandez moved approval of the July 22, 2021 minutes. Seconded by Commissioner Hansen. Motion approved 3-0. Commissioner Delgado abstained.
  
3. **ACTION ITEM**
  - A. **1450 North Fair Oaks Avenue - Council District #1**

Zoning Administrator Determination: Appeal of a determination by the Zoning Administrator that a Medical Services – Extended Care land use lost its nonconforming status pursuant to PMC Section 17.71.060.B1 (Termination of nonconforming use by discontinuance).

**Staff Recommendation:**

1) Uphold the Zoning Administrator’s determination.  
Case Manager: Jennifer Driver

**Public Comment:**

    - Jeff Harlan (appellant)

**Motion:**

Commissioner Delgado moved to close the public hearing. Seconded by Commissioner Hunt Hernandez. Motion approved 4-0.

Chair Coher: Y  
Hansen: Y

Delgado: Y  
Hunt Hernandez: Y

**Motion:**

Commissioner Delgado moved to approve the staff recommendation. Seconded by Commissioner Hunt Hernandez. Motion approved 4-0.

Chair Coher: Y

Delgado: Y

Hansen: Y

Hunt Hernandez: Y

**4. ADJOURNMENT** – Chair Coher adjourned the meeting at approximately 7:10 p.m.

  
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Luis Rocha, Zoning Administrator

  
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Hayman Tam, Recording Secretary