



**Hearings Examiner Continuance of Public Hearing
Minutes
Thursday, December 12, 2024, 4:30 PM
Council Chambers, 616 NE 4th AVE**

CALL TO ORDER

Joe Turner, Camas Hearings Examiner, called the public hearing to order at 4:30 p.m.

HEARING ITEM

1. 13th Street Gas Station (APPEAL24-1001)

Mr. Turner called the hearing to order and described that the hearing would occur in two parts, with appeal of the SEPA determination first and the administrative decision appeal second.

SEPA Appeal

Community Development Director Alan Peters, Planning Manager Robert Maul, and City Attorney Shawn MacPherson presented arguments for the City.

Karin Nosrati presented arguments for the appellants. Kylene Stengel, Ken Waltos, Randy Nosrati, Shannon Connell, and Kristin Price provided witness testimony.

Patrick Mullaney and Stephen Horenstein, attorneys representing the applicant, presented arguments. Julianne Blake, Tahseen Khan, Frank Charbonneau, and Jason Taylor provided witness testimony and were cross examined by Ms. Nosrati.

Ms. Nosrati provided rebuttal arguments.

Mr. Turner closed this portion of the hearing.

Administrative Decision Appeal

Ms. Nosrati presented arguments representing herself and other appellants.

Patrick Mullaney and Stephen Horenstein, attorneys representing the applicant, presented arguments.

The City provided its response with Mr. Peters, Mr. Maul, Mr. MacPherson, and City Engineer Jim Carothers providing testimony.

Ms. Nosrati provided rebuttal arguments.

Present: Alan Peters, Robert Maul, Anita Ashton, Jim Carothers, Shawn MacPherson and Carrie Davis

CLOSE OF MEETING

Mr. Turner closed the meeting at 9:30 p.m.

LAND USE DECISION

The Hearings Examiner closed the record and stated he will issue a written decision as soon as possible.