



# Oregon

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Department of Land Conservation and Development

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February 20, 2015

**TO:** Land Conservation and Development Commission  
Subscribers to Notice of Proposed or Land Use Regulation Amendments

**FROM:** DLCDC Plan Amendment Specialist

**SUBJECT:** NOTICE OF PROPOSED AMENDMENTS

The following proposed plan amendments were received by the Department of Land Conservation and Development between 01/30/2015 and 02/05/2015. Information on the proposals are available for review at DLCDC offices in Salem and the applicable field office. Concerns or questions should be referred to the local government contact before contacting the DLCDC Regional Representative.

The first evidentiary hearing and final hearing dates indicated in this notice are subject to revision by local government as outlined in OAR 660, Division 18. Participants are advised to confirm the hearing date with the local government in advance of the scheduled hearing.

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**Clackamas County**

**Local File #: ZDO-252**

**DLCDC File #: 002-15**

**Proposal Summary:**

Amend the Comprehensive Plan and Development Code by updating the standards for eight rural residential and rural commercial zones. Repealing Sections 305, 306, 307, 308, 309, 310, 312, 314, 504, & 505; to adopt Sections 316, 317, & 513; and update uses, dimensional & development standards. Conforming amendments: Plan Chaps. 4, 6 & 10; ZDO Sections 106, 202, 315, 510, 601, 604, 707, 711, 804, 805, 813, 819, 823, 825, 827, 902, 903, 1005, 1006, 1009, 1010, 1012, 1013, 1014 1015, 1016, 1102.

**Locally Identified Affected Agencies:**

None

**Proposal Received:** February 02, 2015

**First Evidentiary Hearing:** March 09, 2015

**Final Hearing Date:** April 08, 2015

**Local Contact:** Kay Pollack

**Phone:** 503-742-4513

**Regional Representative:** Jennifer Donnelly

**Clackamas County****Local File #:** ZDO-253**DLCD File #:** 003-15**Proposal Summary:**

Amend Development Code to update the processing standards and approval criteria for various types of discretionary and development permits as follows: 1) Repeals Sections 803, 1101, 1104 & 1106; 2) adds new Sections 840 & 1311; 3) amends Sections 202, 315, 510, 511, 512, 601, 602, 604, 1013, 1017, 1102, 1103, 1105, 1107, 1202, 1203, 1204, 1205, 1206 and 1307; 4) Repeals one Comprehensive Plan policy in Chapter 4.

**Locally Identified Affected Agencies:**

None

**Proposal Received:** February 02, 2015**First Evidentiary Hearing:** March 09, 2015**Final Hearing Date:** April 08, 2015**Local Contact:** Rick McIntire**Phone:** 503-742-4516**Regional Representative:** Jennifer Donnelly

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**Cornelius****Local File #:** None**DLCD File #:** 001-15**Proposal Summary:**

Amend the Development Code in the following areas: Sections 18.45.030, 18.54.040, 18.55.040, 18.65.040, 18.70.050, 18.75.040 and adding Section 18.50.060 to allow Marijuana Dispensaries in Commercial zones and to establish standards in order regulate the dispensaries.

**Locally Identified Affected Agencies:**

Oregon Health Authority

**Proposal Received:** February 04, 2015**First Evidentiary Hearing:** March 02, 2015**Final Hearing Date:****Local Contact:** Michael Cerbone**Phone:** 503-357-3011**Regional Representative:** Anne Debbaut

**Corvallis**

**Local File #:** CPA14-00004, ZDC14-0

**DLCD File #:** 003-15

**Proposal Summary:**

Amend the Comprehensive Plan & Zoning Maps from Medium Density Residential, Low Density Residential and Open Space to Low Density Residential and Open Space Conservation for 15.00 acres located at 11S 5W Sec 22 TL 600.

**Locally Identified Affected Agencies:**

Department of State Lands

**Proposal Received:** February 04, 2015

**First Evidentiary Hearing:** March 18, 2015

**Final Hearing Date:**

**Local Contact:** Carl Metz

**Phone:** 541-766-6576

**Regional Representative:** Ed Moore

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**Dundee**

**Local File #:** LURA 15-07

**DLCD File #:** 001-15

**Proposal Summary:**

Amend the Development Code Sections 17.202, 17.203 and 17.501 to add a definition for marijuana dispensaries and standards regarding location restrictions as well as hours of operation.

**Locally Identified Affected Agencies:**

Oregon Health Authority

**Proposal Received:** February 04, 2015

**First Evidentiary Hearing:** March 11, 2015

**Final Hearing Date:** April 21, 2015

**Local Contact:** Jessica Pelz

**Phone:** 503-554-7744

**Regional Representative:** Angela Lazarean

**Hillsboro**

**Local File #:** CDCA 002-15

**DLCD File #:** 003-15

**Proposal Summary:**

Amend the Development Code Sections 12.01, 12.21, 12.22, 12.25, 12.27, 12.50, 12.70 and 12.80 to update the standards for housing developments.

**Locally Identified Affected Agencies:**

Metropolitan Service District, Washington County

**Proposal Received:** February 04, 2015

**First Evidentiary Hearing:** March 11, 2015

**Final Hearing Date:**

**Local Contact:** Debbie Raber

**Phone:** 503-681-6155

**Regional Representative:** Anne Debbaut

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**Ione**

**Local File #:** None

**DLCD File #:** 001-15

**Proposal Summary:**

Amend the Development Code Section 1 and 3 to establish the standards for medical marijuana.

**Locally Identified Affected Agencies:**

None

**Proposal Received:** February 05, 2015

**First Evidentiary Hearing:** March 10, 2015

**Final Hearing Date:** April 08, 2015

**Local Contact:** Kim Carter

**Phone:** 541-422-7414

**Regional Representative:** Grant Young

**Junction City****Local File #:** AMD-15-01**DLCD File #:** 001-15**Proposal Summary:**

Amend the Development Code Sections 17.165.020 & 17.165.110 to standardize/simplify the annexation process.

**Locally Identified Affected Agencies:**

None

**Proposal Received:** January 30, 2015**First Evidentiary Hearing:** March 18, 2015**Final Hearing Date:** April 14, 2015**Local Contact:** Jordan Cogburn**Phone:** 541-998-4763**Regional Representative:** Ed Moore

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**McMinnville****Local File #:** G 1-15**DLCD File #:** 001-15**Proposal Summary:**

Amend the Development Code as follows: Chapters 17.06, 17.12, 17.15 and 17.18 related to Residential Facility; Chapters 17.12 and 17.54 regarding the renewal process for bed and breakfast and vacation home rental establishments, and temporary living units; Chapter 17.53 regarding the extension process for tentative subdivision plans; Chapter 17.60 to correct a typographical error; Chapter 17.72 to add additional references to the application and review process; and Ordinance No. 4572 to allow temporary signs within the Three Mile Lane area.

**Locally Identified Affected Agencies:**

None

**Proposal Received:** January 30, 2015**First Evidentiary Hearing:** March 19, 2015**Final Hearing Date:****Local Contact:** Ron Pomeroy**Phone:** 503-434-7311**Regional Representative:** Angela Lazarean

**Medford****Local File #:** 15-014**DLCD File #:** 001-15**Proposal Summary:**

Amend the Development Code Sections 10.314, 10.337, and 10.813 to provide provisions for beekeeping in the city.

**Locally Identified Affected Agencies:**

None

**Proposal Received:** January 30, 2015**First Evidentiary Hearing:** March 26, 2015**Final Hearing Date:** April 16, 2015**Local Contact:** Carla Angeli Paladino**Phone:** 541-774-2395**Regional Representative:** Josh LeBombard

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**Molalla****Local File #:** None**DLCD File #:** 001-15**Proposal Summary:**

Amend the Development Code Section 1612.030 Definitions to add Medicinal Marijuana Dispensary; Section 17.12 to add Medical Marijuana Dispensary as a permitted use in the Central Business District (CBD) and General Commercial District (C-2) and adding the dispensaries to the Table 17.12.1 Commercial District Allowed Uses

**Locally Identified Affected Agencies:**

Oregon Health Authority

**Proposal Received:** February 02, 2015**First Evidentiary Hearing:** April 08, 2015**Final Hearing Date:** April 22, 2015**Local Contact:** Nicolas Lennartz**Phone:** 503-759-0219**Regional Representative:** Jennifer Donnelly

**Newberg**

**Local File #:** DCA-15-001

**DLCD File #:** 001-15

**Proposal Summary:**

Amend the Development Code Sections 15.05.030 and 15.305.020 to allow Medical Marijuana Dispensaries in commercial zones and establish standards for the dispensaries.

**Locally Identified Affected Agencies:**

None

**Proposal Received:** February 04, 2015

**First Evidentiary Hearing:** March 12, 2015

**Final Hearing Date:** April 06, 2015

**Local Contact:** Steve Olson

**Phone:** 503-537-1215

**Regional Representative:** Angela Lazarean

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**Sherwood**

**Local File #:** PA 15-01

**DLCD File #:** 001-15

**Proposal Summary:**

Amend the Comprehensive Plan by updating the Water Master Plan.

**Locally Identified Affected Agencies:**

None

**Proposal Received:** February 03, 2015

**First Evidentiary Hearing:** March 10, 2015

**Final Hearing Date:** April 07, 2015

**Local Contact:** Brad Kilby

**Phone:** 503-625-4206

**Regional Representative:** Anne Debbaut

**Tualatin**

**Local File #:** PTA 15-01

**DLCD File #:** 001-15

**Proposal Summary:**

Amend the Development Code Chapters 31, 60, 61, 64 and to add a new Chapter 80 Marijuana Facilities to establish reasonable time, place and manner regulations.

**Locally Identified Affected Agencies:**

Metropolitan Service District, City of Tigard, City of Sherwood

**Proposal Received:** January 30, 2015

**First Evidentiary Hearing:** March 09, 2015

**Final Hearing Date:** March 09, 2015

**Local Contact:** Aquilla Hurd-Ravich

**Phone:** 503-691-3028

**Regional Representative:** Jennifer Donnelly