

May 13, 2013

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

FROM: DLCD Plan Amendment Specialist

SUBJECT: NOTICE OF PROPOSED AMENDMENTS

The following proposed plan amendments were received by the Department of Land Conservation and Development between April 19, 2013 and April 25, 2013. Information in the proposals are available for review at DLCD offices in Salem and the applicable field office. Concerns or questions should be referred to the local government contact before contacting the DLCD Regional Representative.

The first evidentiary hearing and final hearing dates indicated in this notice are subject to revision by the 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.

BAKER CITY

Local File # : CPA-13-132

DLCD File # : 001-13

Proposal Summary:

Amend the Comprehensive Plan and Development Code to implement new Transportation System Plan (TSP) and related policy and code updates. Included in the updates are an updated analysis of roadway conditions and standards, refinement of bicycle and pedestrian improvement projects and specific Capital Improvement Program (CIP) projects for inclusion in the Statewide Transportation Improvement Program.

Locally Identified Affected Agencies:

Oregon Department of Transportation, Baker County

Proposal Received: April 24, 2013

First Evidentiary Hearing Date: May 29, 2013

Final Hearing Date: June 25, 2013

Local Contact: Jenny Long Phone No: 541-523-8219

Regional Representative: Grant Young

BOARDMAN

LOCAL FILE # : 02-2013

DLCD FILE # : 002-13

Proposal Summary:

Amend the Comprehensive Plan map and Tourist Commercial Subdistrict to Manufactured Home Park for 4.24 acres located at 4N 25E 9 TL 403 and 411.

Locally Identified Affected Agencies:

Oregon Department of Transportation

Proposal Received: April 25, 2013

First Evidentiary Hearing Date: May 29, 2013

Final Hearing Date: June 18, 2013

Local Contact: Barry Beyeler Phone No: 541-481-9252

Regional Representative: Grant Young

BROOKINGS

LOCAL FILE # : ANX-1-13

DLCD FILE # : 002-13

Proposal Summary:

Annex 155.00 acres into the City. Amend the Comprehensive Plan and Zoning Maps to apply the Industrial Park (IP) for 155.00 acres located at Parkview/Old Country/ 5th Street. This proposal was submitted without text.

Locally Identified Affected Agencies:

Federal Aviation Association (FAA), Oregon Department Aviation, Oregon Department of Transportation, Curry County

Proposal Received: April 24, 2013

First Evidentiary Hearing Date: June 4, 2013

Final Hearing Date: June 24, 2013

Local Contact: Donna Colby-Hanks Phone No: 541-469-1137

Regional Representative: Dave Perry

GRESHAM

LOCAL FILE # : 13-077

DLCD FILE # : 003-13

Proposal Summary:

Amend the Development Code in the following areas: Section 6.0214 Expiration of Partitions and Subdivisions; Section 6.0403 Partitions and Subdivisions - Final Plat; Section 11.0105 Expiration of Development Permit; Section 0106 Extension of Development Permit; Appendix A5.003 Guarantee of Completion to modify the time when a development permit expires, extension of time frames, methods by which financial guarantees may be provided.

Locally Identified Affected Agencies:

Metro

Proposal Received: April 25, 2013

First Evidentiary Hearing Date: June 10, 2013

Final Hearing Date: July 16, 2013

Local Contact: Stacy Humphrey Phone No: 503-618-2202

Regional Representative: Jennifer Donnelly

HAPPY VALLEY

LOCAL FILE # : LDC-05-13

DLCD FILE # : 004-13

Proposal Summary:

Amend the Development Code to update the standards for design review and civil design requirements.

Locally Identified Affected Agencies:

Metro

Proposal Received: April 22, 2013

First Evidentiary Hearing Date: June 11, 2013

Final Hearing Date: July 16, 2013

Local Contact: Michael Wlataer Phone No: 503-783-3839

Regional Representative: Jennifer Donnelly

HILLSBORO

LOCAL FILE # : ZC-3-13

DLCD FILE # : 005-13

Proposal Summary:

Amend the Zoning map from County Residential (R-5, R-9 and R18-24) to City Station Community Residential Orenco Townsite Conservation (SCR-OTC), Station Community Residential Low Density (STC-LD) and Single Family Residential (R-6) for 50.67 acres located along Baseline Road, between NW 227th Avenue and 231st Avenue, NW Quatama Road, and NW Elm Street, NW Fir Street.

Locally Identified Affected Agencies:

Washington County, Metro

Proposal Received: April 24, 2013

First Evidentiary Hearing Date: June 5, 2013

Final Hearing Date: July 2, 2013

Local Contact: John Boren Phone No: 503-681-5292

Regional Representative: Anne Debbaut

SANDY

LOCAL FILE # : 13-013 ZC

DLCD FILE # : 003-13

Proposal Summary:

Amend the Zoning map from Industrial Park (I-1) to Light Industrial (I-2) for 2.41 acres located at Champion Way; and from Light Industrial (I-2) to Industrial Park (I-1) for 1.32 acres located at Industrial Way. This proposal has a total of 3.73 acres included in it.

Locally Identified Affected Agencies:

Oregon Department of Transportation

Proposal Received: April 22, 2013

First Evidentiary Hearing Date: May 28, 2013

Final Hearing Date: July 1, 2013

Local Contact: Tracy Brown Phone No: 503-668-4886 Ext: 4886

Regional Representative: Jennifer Donnelly

TUALATIN

LOCAL FILE # : PTA-13-01

DLCD FILE # : 002-13

Proposal Summary:

Amend the Comprehensive Plan by adopting the 2013 Water Master Plan as the Development Code Chapter 12. The updated plan includes projections for water supply, demand, system capacity and recommended system capital improvements for 5-10 years. This proposal was submitted 18 days prior to both the first and final hearing date.

Locally Identified Affected Agencies:

None

Proposal Received: April 25, 2013

First Evidentiary Hearing Date: May 13, 2013

Final Hearing Date: May 13, 2013

Local Contact: William Harper Phone No: 503-691-3027

Regional Representative: Jennifer Donnelly

WASHINGTON COUNTY LOCAL FILE # : ORDINANCE 765

DLCD FILE # : 005-13

Proposal Summary:

Amend the Community Development Code Element to reflect changes relating to Required Outdoor Yard Areas. This proposal is to allow front and street side yards areas count as Required Outdoor Area.

Locally Identified Affected Agencies:

None

Proposal Received: April 19, 2013

First Evidentiary Hearing Date: June 5, 2013

Final Hearing Date: July 2, 2013

Local Contact: Paul Schaefer Phone No: 503-846-8817

Regional Representative: Anne Debbaut

WASHINGTON COUNTY LOCAL FILE # : ORDINANCE 766

DLCD FILE # : 006-13

Proposal Summary:

Amend the Community Development Code Section 501 Public Facility and Service Requirements to address properties with less than 70 feet frontage for property located adjacent to the North Bethany Area.

Locally Identified Affected Agencies:

None

Proposal Received: April 19, 2013

First Evidentiary Hearing Date: June 5, 2013

Final Hearing Date: July 2, 2013

Local Contact: Dyami Valentine Phone No: 503-846-3821

Regional Representative: Anne Debbaut

cc: Regional Representatives