



Oregon

Kate Brown, Governor

Department of Land Conservation and Development

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July 22, 2016



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 07/15/2016 and 07/21/2016. Information on 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 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.

Banks

Local File #: ZC 16-05

DLCD File #: 003-16

Proposal Summary:

Amend the Development Code to adopt the flood plain code consistent with the Oregon Model Flood Damage Prevention Ordinance.

Locally Identified Affected Agencies:

Federal Emergency Management Agency

Proposal Received: July 18, 2016

First Evidentiary Hearing: August 12, 2016

Final Hearing Date: September 13, 2016

Local Contact: Jolynn Becker

Phone: 503-324-5112

Regional Representative: Anne Debbaut

Creswell**Local File #:** Annex2016-02/ZC-2016**DLCD File #:** 002-16**Proposal Summary:**

Annex 1.00 acres into the city. Amend the Comprehensive Plan Map from County to City; and the Agriculture, Grazing, and Timber Raising - 5 acre min. (AGTS) to City zoning designation Low-density Residential (RL) for 1.00 acres located at 83251 North Harvey Road, M/TL 19-03-14-22 TL 200.

Locally Identified Affected Agencies:

Lane County

Proposal Received: July 18, 2016**First Evidentiary Hearing:** September 12, 2016**Final Hearing Date:** September 12, 2016**Local Contact:** Madeline Phillips**Phone:** 541-895-2531**Regional Representative:** Ed Moore

Florence**Local File #:** CC 15 05 TA 02**DLCD File #:** 002-16**Proposal Summary:**

Amend the Development Code as follows: addition of ministerial process, restructuring code to Type I - IV procedure, updates to fence code, Commercial Dist. uses, Marijuana buffering, Water-Dependent use applicable date, Land Use Definitions, Mainstreet Dist. lot/yard descriptions, and Mobile Home code consolidation.

Locally Identified Affected Agencies:

None

Proposal Received: July 19, 2016**First Evidentiary Hearing:** August 23, 2016**Final Hearing Date:** October 17, 2016**Local Contact:** Glen Southerland**Phone:** 541-997-8237**Regional Representative:** Dave Perry

Grant County

Local File #: ZC-16-02

DLCD File #: 002-16

Proposal Summary:

Amend the Comprehensive Plan Map from Farm to Forest; and the Zoning Map from Multiple Use Range (MUR) to Primary Forest (PF) for 279.00 acres located at T11S, R26E, Sections 25 and 26 TL 3710

Locally Identified Affected Agencies:

None

Proposal Received: July 20, 2016

First Evidentiary Hearing: August 25, 2016

Final Hearing Date: September 28, 2016

Local Contact: Hilary McNary

Phone: 541-575-1519

Regional Representative: Grant Young

Gresham

Local File #: CPA 16-175

DLCD File #: 004-16

Proposal Summary:

Amend Development Code to change current DR-E design review applications to a DR-0 level review when all clear and objective standards are being proposed.

Locally Identified Affected Agencies:

Metropolitan Service District

Proposal Received: July 15, 2016

First Evidentiary Hearing: August 22, 2016

Final Hearing Date: September 20, 2016

Local Contact: Ann Pytnia

Phone: 503-618-2859

Regional Representative: Jennifer Donnelly

Happy Valley

Local File #: CPA-09-16

DLCD File #: 010-16

Proposal Summary:

Amend the Comprehensive Plan Map to remove 40.00 acres from Rock Creek Comp Plan and add the 40.00 acres to the East Happy Valley Comp Plan. Tax lot information not specified.

Locally Identified Affected Agencies:

None

Proposal Received: July 18, 2016

First Evidentiary Hearing: September 13, 2016

Final Hearing Date: October 04, 2016

Local Contact: Michael Walter

Phone: 503-783-3839

Regional Representative: Jennifer Donnelly

Hillsboro

Local File #: CDCA-003-16

DLCD File #: 015-16

Proposal Summary:

Amend the Development Code Sections 12.65.270, 12.65.520 and 12.65.710, and 12.80.158 to clarify certain provisions within the South Hillsboro Design Standards.

Locally Identified Affected Agencies:

None

Proposal Received: July 20, 2016

First Evidentiary Hearing: August 24, 2016

Final Hearing Date: August 24, 2016

Local Contact: Dan Dias

Phone: 503-681-6179

Regional Representative: Anne Debbaut

Marion County

Local File #: LA 16-3

DLCD File #: 003-16

Proposal Summary:

Amendments to the Urban and Rural Zone Code Floodplain Chapters 16.19 and 17.178 to adopt interim measures to comply with requirements of the Endangered Species Act.

Locally Identified Affected Agencies:

None

Proposal Received: July 20, 2016

First Evidentiary Hearing: August 31, 2016

Final Hearing Date: August 31, 2016

Local Contact: Brandon Reich

Phone: 503-566-4175

Regional Representative: Angela Lazarean

Prineville

Local File #: AM-2016-102

DLCD File #: 002-16

Proposal Summary:

Amend the Development Code Ordinance 1215 Recreational Marijuana (RM) code to say when marijuana is completely removed from the entire DEA lists (1, 2, 3, 4, and 5) of controlled substances becoming completely legal, then RM businesses will be legal.

Locally Identified Affected Agencies:

Oregon Liquor Control Commission

Proposal Received: July 18, 2016

First Evidentiary Hearing: August 16, 2016

Final Hearing Date: August 23, 2016

Local Contact: Phil Stenbeck

Phone: 541-447-8338

Regional Representative: Scott Edelman

Sandy**Local File #:** 16-026 CPA/ZC**DLCD File #:** 003-16**Proposal Summary:**

Ordinance 2016-05 amends Chapters 17.10 Definitions, 17.44, (C-2) General Commercial Zoning District, 17.48,(I-1) Industrial Park, 17.50 (I-2) Light Industrial Zoning District adding 'Medical Facility' as a listed conditional use in these zoning districts..

Locally Identified Affected Agencies:

None

Proposal Received: July 20, 2016**First Evidentiary Hearing:** August 29, 2016**Final Hearing Date:** September 19, 2016**Local Contact:** Kelly O'Neill**Phone:** 503-489-2163**Regional Representative:** Jennifer Donnelly

Sandy**Local File #:** 16-027 DCA**DLCD File #:** 002-16**Proposal Summary:**

Amend the Development Code Chapters 17.10 Definitions, 17.44, (C-2) General Commercial Zoning District, 17.48, (I-1) Industrial Park, 17.50 (I-2) Light Industrial Zoning District adding 'Medical Facility' as a listed conditional use in these zoning districts, related to marijuana facilities.

Locally Identified Affected Agencies:

Oregon Health Authority, Oregon Liquor Control Commission

Proposal Received: July 18, 2016**First Evidentiary Hearing:** August 29, 2016**Final Hearing Date:** September 19, 2016**Local Contact:** Tracy Brown**Phone:** 503-668-4886**Regional Representative:** Jennifer Donnelly

Woodburn**Local File #:** LA 2016-01**DLCD File #:** 001-16**Proposal Summary:**

Amend the Development Code as follows: Table 2.02C & Section 2.05.04 - Residential Nodal Zones standards being revised to clarify lot size and uses in Nodal zones. Sections 2.06 - Fence & wall standard in residential, commercial & industrial zones. Revisions to allow taller fences & walls on corner & through lots in all zones. Various sections of the WDO to correct scrivener errors and ordinance intent.

Locally Identified Affected Agencies:

None

Proposal Received: July 21, 2016**First Evidentiary Hearing:** August 25, 2016**Final Hearing Date:** September 12, 2016**Local Contact:** Jim Hendryx**Phone:** 503-980-2445**Regional Representative:** Angela Lazarean