



# Oregon

John A. Kitzhaber, M.D., Governor

Department of Land Conservation and Development

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January 13, 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 10/01/2014 and 10/09/2014. 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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**Bend**

**Local File #:** 14-855

**DLCDC File #:** 008-14

**Proposal Summary:**

Amend the Area General Plan Chapter 8 and to adopt a Collection System Public Facility Plan.

**Locally Identified Affected Agencies:**

Deschutes County

**Proposal Received:** October 03, 2014

**First Evidentiary Hearing:** November 10, 2014

**Final Hearing Date:** December 03, 2014

**Local Contact:** Wendy Robinson

**Phone:** 541-388-5598

**Regional Representative:** Scott Edelman

**Bend**

**Local File #:** 14-856

**DLCD File #:** 009-14

**Proposal Summary:**

Amend the Area General Plan Chapter 8 and to adopt a Stormwater Public Facility Plan.

**Locally Identified Affected Agencies:**

Deschutes County

**Proposal Received:** October 03, 2014

**First Evidentiary Hearing:** November 10, 2014

**Final Hearing Date:** December 03, 2014

**Local Contact:** Wendy FarleyCampbell

**Phone:** 541-997-8237

**Regional Representative:** Scott Edelman

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**Douglas County**

**Local File #:** None

**DLCD File #:** 002-14

**Proposal Summary:**

Amend the Development Code Article 30 Floodplain Overlay to update information resulting from 2013 FEMA Community Assistance Visit; and clarifying standards related to OAR Division 6 and 33 after LCDC made amendments.

**Locally Identified Affected Agencies:**

None

**Proposal Received:** October 08, 2014

**First Evidentiary Hearing:** November 20, 2014

**Final Hearing Date:** December 10, 2014

**Local Contact:** Cheryl Goodhue

**Phone:** 541-440-4289

**Regional Representative:** Josh LeBombard

**Happy Valley****Local File #:** ANN-07-14/CPA-12-14/**DLCD File #:** 012-14**Proposal Summary:**

Annex 1.00 acre into the city. Amend the Comprehensive Plan and Zoning Map from County Light Industrial to (IC) for the 1.00 acre located at 22E10D 00101. This proposal was submitted without text.

**Locally Identified Affected Agencies:**

Metropolitan Service District, Clackamas County

**Proposal Received:** October 01, 2014

**First Evidentiary Hearing:** November 04, 2014

**Final Hearing Date:** November 04, 2014

**Local Contact:** Justin Popilek

**Phone:** 503-783-3810

**Regional Representative:** Gordon Howard

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**Jackson County****Local File #:** CP-14-114**DLCD File #:** 007-14**Proposal Summary:**

Amend the Urban Growth Boundary by adding 6287.00 acres located around the city of Medford. This proposal is to provide a twenty-year land supply based on the City's projected need for residential and employment land.

**Locally Identified Affected Agencies:**

Department of Transportation, Jackson County, Rogue Valley Council of Governments (RVCOG)

**Proposal Received:** October 09, 2014

**First Evidentiary Hearing:** January 08, 2015

**Final Hearing Date:** March 12, 2015

**Local Contact:** Joe Slaughter

**Phone:** 541-774-2385

**Regional Representative:** Josh LeBombard

**La Grande****Local File #:** 01-CPA-14 & 02-ZON-1**DLCD File #:** 002-14**Proposal Summary:**

Amend the Comprehensive Plan Map from Industrial to Commercial; and the Zoning map from Light Industrial to General Commercial for 5.00 acres located at 2611 Bearco Loop. 3S 38E 4BC TL1800

**Locally Identified Affected Agencies:**

None

**Proposal Received:** October 03, 2014**First Evidentiary Hearing:** November 12, 2014**Final Hearing Date:** December 10, 2014**Local Contact:** Michael Boquist**Phone:** 541-962-1307**Regional Representative:** Grant Young

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**Madras****Local File #:** PA-14-3**DLCD File #:** 002-14**Proposal Summary:**

Annex 6.00 acres into the city. Amend the Comprehensive Plan and Zoning Map from Range Land to Open Space/Public Facility for 6.00 acres located at 11-14-6-1000. Revision notice submitted 12/19/2014. Additionally, 11.68 ac. of Range Land (RL) is proposed to be changed to OS/PF. The UGB boundary will be altered to exclude .92 ac. of productive agricultural land outside the UGB, while bringing in 11.68 ac. of non-irrigated RL. This proposal is related to Jefferson Co 004-14.

**Locally Identified Affected Agencies:**

Jefferson County

**Proposal Received:** October 03, 2014**First Evidentiary Hearing:** January 22, 2015**Final Hearing Date:** April 01, 2015**Local Contact:** Nicholas Snead**Phone:** 541-475-2344**Regional Representative:** Scott Edelman

**Medford****Local File #:** CP-14-114**DLCD File #:** 012-14**Proposal Summary:**

Amend the Urban Growth Boundary by adding approximately 1,600 acres located around the city. This proposal is to provide a twenty-year land supply based on the City's projected need for residential and employment land. Revision notice submitted on 10/21/2014 to make changes to Tables 2.9 and 2.10.

**Locally Identified Affected Agencies:**

Department of Transportation, Jackson County, Rogue Valley Council of Governments (RVCOG)

**Proposal Received:** October 09, 2014

**First Evidentiary Hearing:** January 08, 2015

**Final Hearing Date:** March 12, 2015

**Local Contact:** Joe Slaughter

**Phone:** 541-774-2385

**Regional Representative:** Josh LeBombard

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**Medford****Local File #:** ZC-14-103**DLCD File #:** 011-14**Proposal Summary:**

Amend the Zoning Map from Rural Residential to Urban Single Family Residential for 2.15 acres located at 3720 Harbrooke Rd. 37S1W34 TL 1600. This proposal was submitted without text.

**Locally Identified Affected Agencies:**

None

**Proposal Received:** October 06, 2014

**First Evidentiary Hearing:** November 13, 2014

**Final Hearing Date:** November 13, 2014

**Local Contact:** Sarah Sousa

**Phone:** 541-774-2380

**Regional Representative:** Josh LeBombard

**Newberg****Local File #:** DCA-14-001**DLCD File #:** 002-14**Proposal Summary:**

Amend the Development Code to establish a new Section 15.435 for a temporary and portable sign program; and to amend Section 15.435.100 to address the use of pennant, streamers, and inflatable objects; and to clarify the definition of flag display and flag use on holidays.

**Locally Identified Affected Agencies:**

None

**Proposal Received:** October 09, 2014**First Evidentiary Hearing:** November 13, 2014**Final Hearing Date:** January 05, 2015**Local Contact:** David Beam**Phone:** 503-537-1213**Regional Representative:** Angela Lazarean

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**Newport****Local File #:** 3-Z-14**DLCD File #:** 003-14**Proposal Summary:**

Amend the Development Code Chapter 10.10 Signs to create standards for the placement of electronic message signs on public properties; to clarify; consolidate and create a new sub-section for public zoned land.

**Locally Identified Affected Agencies:**

Lincoln County

**Proposal Received:** October 03, 2014**First Evidentiary Hearing:** November 10, 2014**Final Hearing Date:** January 20, 2015**Local Contact:** Derrick Tokos**Phone:** 541-574-0644**Regional Representative:** Patrick Wingard

**North Powder****Local File #:** 2014-LU 4**DLCD File #:** 001-14**Proposal Summary:**

Annex 18.00 acres into the City. Amend the Zoning map from Exclusive Farm Use (A-1) to City Industrial for 18.00 acres located at 150 Bidwell Rd. 6S 39E 22 TL 900 & part of 1000.

**Locally Identified Affected Agencies:**

None

**Proposal Received:** October 01, 2014**First Evidentiary Hearing:** November 03, 2014**Final Hearing Date:****Local Contact:** Beth Wendt**Phone:** 541-898-2185**Regional Representative:** Grant Young

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**Reedsport****Local File #:** 14-004**DLCD File #:** 001-14**Proposal Summary:**

Amend the Development Code to add three new sections for Landscaping, screening and buffering; Cluster Bos Unit (CBU) placement; and Temporary Uses; to update the notification procedures; to add and revise select definitions and to make other minor changes/correction.

**Locally Identified Affected Agencies:**

Department of Environmental Quality, Department of Transportation, Oregon Department of Fish And Wildlife, Douglas County

**Proposal Received:** October 03, 2014**First Evidentiary Hearing:** November 20, 2014**Final Hearing Date:** January 05, 2015**Local Contact:** Jessica Terra**Phone:** 541-271-3603**Regional Representative:** Dave Perry

**Salem****Local File #:** CA 14-08**DLCD File #:** 018-14**Proposal Summary:**

Amend the Development Code Section 400.120 Farming, Forestry, and Animal Services to allow the use of goats to clear vegetation.

**Locally Identified Affected Agencies:**

None

**Proposal Received:** October 06, 2014**First Evidentiary Hearing:** November 10, 2014**Final Hearing Date:** November 10, 2014**Local Contact:** Bryan Colbourne**Phone:** 503-540-2363**Regional Representative:** Angela Lazarean

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**St. Helens****Local File #:** CPZA.1.14**DLCD File #:** 002-14**Proposal Summary:**

Amend the Comprehensive Plan by adopting a corridor master plan; to update the Transportation System Plan (TSP) and the Development Code in the following areas: 17.16, 17.32, 17.72, 17.80, 17.84, 17.152, 18.04, 18.12, 19.08, and 19.12 related to the TSP.

**Locally Identified Affected Agencies:**

Department of Transportation

**Proposal Received:** October 01, 2014**First Evidentiary Hearing:** November 04, 2014**Final Hearing Date:** December 17, 2014**Local Contact:** Jacob Graichen**Phone:** 503-366-8204**Regional Representative:** Anne Debbaut

**Tigard**

**Local File #:** CPA 2014-00001

**DLCD File #:** 001-14

**Proposal Summary:**

Amend the Development Code by adopting the River Terrace Community Plan and amending the comprehensive plan and zoning maps for 517.00 acres located in the River Terrace community.

**Locally Identified Affected Agencies:**

Metropolitan Service District, Washington County

**Proposal Received:** October 03, 2014

**First Evidentiary Hearing:** November 17, 2014

**Final Hearing Date:** December 16, 2014

**Local Contact:** Susan Shanks

**Phone:** 503-718-2454

**Regional Representative:** Anne Debbaut

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**Warrenton**

**Local File #:** RZ 14-1

**DLCD File #:** 001-14

**Proposal Summary:**

Amend the Zoning Map from General Commercial (C-1) to Commercial Mixed-Use (C-MU) for 7.00 acres located at 8N 10W S26 TL 300.

**Locally Identified Affected Agencies:**

None

**Proposal Received:** October 09, 2014

**First Evidentiary Hearing:** November 13, 2014

**Final Hearing Date:** December 09, 2014

**Local Contact:** Skip Urling

**Phone:** 503-861-0920

**Regional Representative:** Patrick Wingard

**Wilsonville**

**Local File #:** DB14-0065

**DLCD File #:** 005-14

**Proposal Summary:**

Amend the Zoning Map from Rural Residential (RRFF-5) to Village (V) for 10.00 acres located at 11650 SW Tooze Rd. 3S1W15 TL 1100, 1101 & 1591

**Locally Identified Affected Agencies:**

Clackamas County

**Proposal Received:** October 06, 2014

**First Evidentiary Hearing:** November 10, 2014

**Final Hearing Date:** December 01, 2014

**Local Contact:** Daniel Pauly

**Phone:** 503-682-4960

**Regional Representative:** Jennifer Donnelly