



City of Oregon City

625 Center Street
Oregon City, OR 97045
503-657-0891

Meeting Agenda - Final-revised Planning Commission

Monday, May 14, 2018

7:00 PM

Commission Chambers

REVISED

PLEASE NOTE THAT THE WORK SESSION WITH DR. SCOTT BURNS IS RE-SCHEDULED FOR JUNE 11, 2018

1. Call to Order

2. Public Comments

3. Public Hearing

3a. AN 17-0004 / ZC 17-0005: Park Place Annexation and Rezoning of 92 acres (Tentative Decision)

Sponsors: Pete Walter

Attachments: [Commission Report](#)

[Applicant Letter to Planning Commission 04.30.2018](#)

[Lancaster Engineering TIS Addendum #2 04.09.2018](#)

[Replinger Comments on TIS Addendum #2 05.02.2018](#)

[Clackamas County Comments on TIS Addendum #2 04.23.2018](#)

[Summary Memorandum with Additional Findings 04.06.2018](#)

[Testimony Submitted at PC Hearing 04.09.2018](#)

[Planning Commission Packet with Staff Report and Recommendations 02.12.2018](#)

[City Attorney Memo on Island Annexation 04.05.2018](#)

[Ordinance 07-1007 Park Place Concept Plan](#)

[Park Place Concept Plan DLCD Acknowledgement 002-07](#)

[Lancaster Engineering TIS Addendum #1 03.27.2018](#)

[Replinger and Associates Comments 03.29.2018](#)

[ODOT comments 04.02.2018](#)

[Clackamas County Comments 04.03.2018](#)

[Clackamas County Comments 04.06.2018](#)

[Goal 5 Historic Sites Map and Inventory](#)

[John Anderson Comment 04.18.2018](#)

[Tom Geil 04.02.2018](#)

[Tom Geil 03.30.2018.pdf](#)

[Barbara Renken 04.02.2018](#)

[Christine Kosinski 03.30.2018](#)

[Nick Veroske 02.15.2018](#)

[Linda Peterson 02.21.2018](#)

[New Comments Entered at Planning Commission 02.12.2018](#)

3b.

Remand of Land Use Board of Appeals Court Decision for Planning Files PZ 15-01: Comprehensive Plan Amendment and ZC 15-03: Zone Change Located near Beaver Creek Road and Highway 213 (Tentative Decision)

Sponsors: Community Development Director Laura Terway

Attachments: [Commission Report](#)

[Remand Staff Report](#)

[Exhibit 1. Applicant's Submittal](#)

[Exhibit 2. Vicinity Map](#)

[Exhibit 3. Statewide Planning Goal 5](#)

[Exhibit 4. Oregon City Comprehensive Plan](#)

[Exhibit 5. Metro ESEE Analysis](#)

[Exhibit 6. Metro's 2017 Compliance Report](#)

[Exhibit 7. Natural Resources Overlay District Compliance Letter](#)

[Exhibit 8. Letter from Aleta Froman-Goodrich, City Engineer](#)

[Exhibit 9. Property Taxlot Reports](#)

[Exhibit 10. Natural Resources Overlay District Map](#)

[Exhibit 11. Flood Management Overlay District Map](#)

[Exhibit 12. Historic Districts Map](#)

[Exhibit 13. Willamette River Greenway Overlay District Map](#)

[Exhibit 14. Oregon City Municipal Code Chapter 8.08](#)

[Exhibit 15. Oregon City Municipal Code Chapter 13.12](#)

[Exhibit 16. Oregon City Municipal Code Chapter 17.40](#)

[Exhibit 17. Oregon City Municipal Code Chapter 17.42](#)

[Exhibit 18. Oregon City Municipal Code Chapter 17.47](#)

[Exhibit 19. Oregon City Municipal Code Chapter 17.48](#)

[Exhibit 20. Oregon City Municipal Code Chapter 17.49](#)

[Exhibit 21. 2015 Stormwater and Grading Design Standards](#)

[Exhibit 22. Land Use Board of Appeals Final Opinion and Order](#)

4. Approval of Planning Commission Minutes

4a.

Approval of Planning Commission Minutes for April 10, May 8, May 22, June 12, July 24, August 14, September 11, and September 25, 2017.

Sponsors: Pete Walter

Attachments: [PC Draft Minutes 04.10.2017](#)

[PC Draft Minutes 05.08.2017](#)

[PC Draft Minutes 05.22.2017](#)

[PC Draft Minutes 06.12.2017](#)

[PC Draft Minutes 07.24.2017](#)

[PC Draft Minutes 08.14.2017](#)

[PC Draft Minutes 09.11.2017](#)

5. Communications

Attachments: [Community Development Open House May 14th](#)
[Equitable Housing Workshop May 15th](#)

6. Adjournment

Public Comments: The following guidelines are given for citizens presenting information or raising issues relevant to the City but not listed on the agenda.

- *Complete a Comment Card prior to the meeting and submit it to the staff member.*
- *When the Chair calls your name, proceed to the speaker table and state your name and city of residence into the microphone.*
- *Each speaker is given 3 minutes to speak. To assist in tracking your speaking time, refer to the timer at the dais.*
- *As a general practice, Oregon City Officers do not engage in discussion with those making comments.*

Agenda Posted at City Hall, Pioneer Community Center, Library, and City Web site(oregon-city.legistar.com).

Video Streaming & Broadcasts: The meeting is streamed live on Oregon City's Web site at www.orcity.org and is available on demand following the meeting.

ADA: City Hall is wheelchair accessible with entry ramps and handicapped parking located on the east side of the building. Hearing devices may be requested from the City staff member prior to the meeting. Disabled individuals requiring other assistance must make their request known 48 hours preceding the meeting by contacting the City Recorder's Office at 503-657-0891.