



## Legislation Details (With Text)

**File #:** PC 19-092    **Version:** 1    **Name:**  
**Type:** Planning Item    **Status:** Agenda Ready  
**File created:** 9/16/2019    **In control:** Planning Commission  
**On agenda:** 9/23/2019    **Final action:**  
**Title:** LEG 19-00003 - Beaver Creek Road Concept Plan- Code and Zoning Amendments- (Geologic Hazards, Upland Habitat, Master Planning)  
**Sponsors:** Christina Robertson-Gardiner  
**Indexes:**  
**Code sections:**

**Attachments:** 1. Staff Report, 2. Planning Commission Memo September 23 2019, 3. OCMC 17.44 Geologic Hazards, 4. Commission Report, 5. Metro Title 13 Compliance Letter, 6. Planning Commission Question and Issues Matrix for 9.23.19 Meeting, 7. Public Comment Matrix for 9.23.19 PC Meeting, 8. Beaver Creek Road Concept Plan Adopted 2008 (readopted 2016), 9. Vicinity Map, 10. Beaver Creek Road Concept Plan Overlay Map, 11. Applicant's Submittal, 12. June 7, 2019 Draft Zoning Code Amendments, 13. June 7, 2019 Revised Draft Zoning Map (with and without major streets), 14. June 7, 2019 Zoning Code Memo, 15. June 7, 2019 Zoning Map Memo, 16. Economic/Jobs Analysis Memo, 17. Infrastructure Memo, 18. Transportation Memo, 19. Public Comment Tracker January 2019-June 2019

Date	Ver.	Action By	Action	Result
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LEG 19-00003 - Beaver Creek Road Concept Plan- Code and Zoning Amendments- (Geologic Hazards, Upland Habitat, Master Planning)

### **RECOMMENDED ACTION (Motion):**

Continuance of file LEG 19-00003 to the October 14, 2019 Planning Commission Hearing.

### **BACKGROUND:**

The Planning Commission is reviewing the zoning and code amendments for the Beaver Creek Road Concept Plan (BRCP) over multiple meetings during the late summer and fall of 2019.

Each meeting will be broken into 1-3 topics to allow the Planning Commission, staff and the public time to focus their energy. Planning Commission comments and direction as well as public comments will be tracked throughout the hearings and topics may be added to future meetings if new items are identified or issues have not been resolved. Please refer to the updated calendar attached to each Planning Commission packet for meeting topics. Please note that public comment at any meeting is not limited to the identified topic and may be on any issue related to LEG 19-0003.

The following topics were identified either by public comment or the Planning Commission for the September 23, 2019 Hearing. Staff will provide background on the following issues and will provide a recommendation if warranted.

1. Geologic Hazards District and how it regulates development proposals

2. Upland Habitat regulation under OCMC 17.49 Natural Resource Overlay District (NROD)
3. Master Planning Requirement vs. Clear and Objective Standards for Housing

### **Tentative Schedule**

The dates and topics may change as the process moves forward.

**August 12, 2019** Background on Project, Open Record

**August 26, 2019:** Introduce Tracking Matrices, An Overview Of 8.13.19 City Commission Work Session, Identify Future Topics /Calendar

**September 9, 2019:** Beaver Creek Zones & Maps, Home Occupation

**September 23, 2019:** Master Planning Requirement, Upland Habitat, Geologic Hazards

**October 14, 2019:** Parks, Renaming Concept Plan, Home Occupation/Cottage Industry

**October 28, 2019:** TBD

**November 11, 2019** PC Meeting Canceled.

**November 25, 2019:** Transportation Roadway Width, Roundabout, Holly Lane, Local Street Speed)- Please note: moved to November.

**December 9, 2019:** Tentative Planning Commission Recommendation

### *Other Meetings*

**November 12, 2019** - City Commission Beaver Creek Road Design Work Session-

**August 29, 2019** Parks and Recreation Advisory Committee (PRAC)- Initial Presentation

**September 26, 2019** Parks and Recreation Advisory Committee (PRAC) Recommendation To The Planning Commission

**October 9, 2019** Natural Resource Committee (Upland Habitat)

**September/October 2019** - Additional Public Outreach on Transportation Questions

### **BUDGET IMPACT:**

Amount:

FY(s):

Funding Source: