



# OUR CITY

*A Newsletter for Bend Citizens*

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## JUNIPER RIDGE AND JOBS: MOVING FORWARD

The Juniper Ridge project is an asset for the entire community and a long-term investment in the City's economic future. Estimates are that the project can create 12,000 to 15,000 new jobs over its lifetime. The project has reached two important milestones to bring new employment land to market in Bend.

After several years of collaboration and negotiation, the City and Oregon Department of Transportation (ODOT) agreed on a phased program of off-site street improvement projects that will mitigate the impacts of traffic generated by new development at Juniper Ridge.

The agreement allows for new development and vehicle trips now at Juniper Ridge. Additional development can occur when the City completes the first phase of off-site street improvements which will include a new roundabout at the intersection of Empire Avenue and 18th Street. The final phase of off-site improvements will include the intersection of US 97 and Cooley Road.

The agreement also identifies funding for each of the street improvement projects based on extensive financial analysis. Funding sources include system development charge (SDC) revenues from development and urban renewal tax increment revenues.

The second milestone re-zoned 255 acres of land at Juniper Ridge. The change makes 22 acres of employment land already served by streets and utilities ready for sale later this year. That property can be marketed to employers as well as potential developer-partners that would help manage the Juniper Ridge project. Additional land will be subdivided and offered for sale as the market demands and as additional infrastructure improvements are made.

As Bend continues to grow, it's important to diversify the City's economy. Juniper Ridge is a key economic development tool for both the City and its residents. For more information, visit [www.ci.bend.or.us](http://www.ci.bend.or.us).

### We'd like your feedback:

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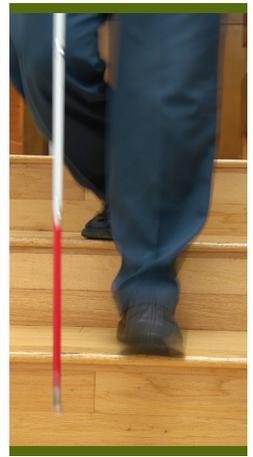


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## ASSISTING HOMEOWNERS TO LIVE INDEPENDENT LIVES

The City has a new program designed to provide home modifications for qualified moderate income homeowners with disabilities to promote safety and accessibility. The primary goal is to allow participants to live independent lives in their own homes.

“Often we take for granted the very roof over our heads and the ease to perform our daily activities like bathing and eating, let alone getting in and out of our homes”, says Susan M. Duncan, City Accessibility Manager.



The Home Modification Loan Program is funded by a \$200,000 Federal grant. Potential home modification projects may include stepless entryways, widening doorways and replacing door hardware, lighting improvements, modifications to bathrooms, kitchen modifications including access to appliances and cabinetry, exterior ramps, stairway handrails, and floor covering enhancements.

For applications and eligibility information, call Terri Shepherd at 541-330-4021.

## UGB Update

The City of Bend is proceeding to complete the expansion of the urban growth boundary (UGB). In November of last year, the State Land Conservation and Development Commission (LCDC) issued an order that approved some elements of the City’s proposal and remanded others for additional work. In January, the City Council authorized planning staff to proceed with a work plan for completing the remand tasks, including opportunities for public involvement.

You can find a presentation to the City Council that includes the project timeline at: [www.ci.bend.or.us/docs/UGB\\_Remand\\_Game\\_Plan.pdf](http://www.ci.bend.or.us/docs/UGB_Remand_Game_Plan.pdf). For more information, visit [www.ci.bend.or.us](http://www.ci.bend.or.us) and use the UGB Expansion link.

## City Council

The Bend City Council meets the first and third Wednesdays of each month. For upcoming meeting dates, agendas and more information, visit [www.ci.bend.or.us](http://www.ci.bend.or.us).

## Awbrey Butte Neighborhood Association General Meeting

Tuesday, April 12 from 6 to 7:30 p.m.

Location: COCC Board Room in the Boyle Education Center

### Speakers include:

Bend Park and Recreation Manager, **Steve Jorgensen**

COCC Vice President for Admin., **Matt McCoy**

City Mayor Pro Tem, **Jodie Barram**



## Surfacewater Project Fact Check

*Why does the City need water from Bridge Creek?  
Why not use all groundwater?*

There are many benefits of the City’s dual-source system. Using groundwater and Bridge Creek provides the City and its customers:

- Long-term reliability and operational flexibility
- Lower capital cost than converting to an all-groundwater system
- Energy efficiency and lower operational costs
- Opportunity to generate renewable energy and reduce carbon emissions
- Community safety (gravity flow system remains operational during a power outage or fire)
- Retains the current aesthetic quality of our drinking water

For more information, visit [www.ci.bend.or.us/surfacewater](http://www.ci.bend.or.us/surfacewater).