



CITY OF BEND

M E M O R A N D U M

Date: October 1, 2019

Housing Code Update

BDC Amendments to cottage housing and neighborhood commercial sites and creating shared courts. (See attachment for more details)

Policy Determination Owner – Pauline Hardie
Staff – Colin Stephens and Pauline Hardie

AHAC Work Sessions - June 12, 2019 and September 11, 2019
PC Work Sessions - July 8, 2019 and August 12, 2019
Bend Development Code Update Group & Interested People - August 16, 2019
PC Hearing - September 23, 2019
CC Work Session - October 2, 2019
CC 1st Reading - October 16, 2019
CC 2nd Reading - November 6, 2019

Sewer Code Update

BDC and Title 15, Sewer amendments to redefine *New Development*, clarify timing and requirements to connect to public sewer, and incorporate sewer billing account processes.

Policy Determination Owner – Lindsey Crowsigt
Staff – Mary Winters, Lindsey Crowsigt (Title 15) and Pauline Hardie (BDC)

Development Update Group - September 4, 2019
CC Work Session - October 16, 2019
PC Work Session (Invite BEDAB & AHAC)(Informational) – October 28, 2019
PC Hearing – December 9, 2019 (Tentative)
CC 1st Reading – December 18, 2019 (Tentative)
CC 2nd Reading – January 15, 2020 (Tentative)

URAB Code Update

BDC amendments within the Core Area that is under consideration for a new urban renewal district to reduce barriers to development/redevelopment particularly for housing.

- **Amendments that allow for more housing by relaxing prescriptive mixed-use requirements**
- **Amendments that simplify and reduce parking requirements, particularly for small lots**
- **Recommendations that increase buildable space while balancing public needs**

Policy Determination Owner – Alison Platt

Staff – Allison Platt and Pauline Hardie

URAB Meeting – October 1, 2019 – May get bumped December 11, 2019 (Allison Platt)

CC Work Session – October 16, 2019 (Allison Platt)

Bend Development Code Update Group – November 1, 2019 (Pauline Hardie)

PC Work Session – December 9, 2019 (Allison Platt & Pauline Hardie)

PC Hearing – January 13, 2019 (Allison Platt & Pauline Hardie)

CC Work Session – If needed January 15, 2019 (Allison Platt & Pauline Hardie)

CC 1st Reading – February 5, 2019 (Allison Platt & Pauline Hardie)

CC 2nd Reading – February 19, 2019 (Allison Platt & Pauline Hardie)

Chapter 4.7

BDC amendments to add all intersections on the Capital Improvement Program (CIP) to the intersection operations analysis exempted list maintained by the City Manager and to allow for more development before requiring intersection operations analysis.

Staff Policy Determination Owner – Ryan Oster

Staff – Ryan Oster, Colin Stephens, Mary Winters and Pauline Hardie

AHAC Work Session – August 14, 2019

Community Building Subcommittee – August 26, 2019

PC/BEDAB/AHAC/NLA Work Session – October 28, 2019

Chapter 4.7 Code Update Group (Includes transportation engineers in Oregon & ODOT) – November 1, 2019

PC Hearing – November 25, 2019 (week of Thanksgiving)

CC 1st Reading – December 18, 2019

CC 2nd Reading – January 15, 2020

HB 2001 - Alternative Housing Types

BDC amendments for plexes in the RS, tiny homes, and single room occupancy uses and STRs (Should we include the cargo container amendment?)

Staff Policy Determination Owner – Pauline Hardie

Staff – Colin Stephens, Mary Winters, Lynne McConnell, and Pauline Hardie

PC approve technical advisory committee – October 28, 2019

Draft code with committee – November through March

CC with policy questions if needed – TBD

Development Code Update Group – TBD

Planning Commission & Technical Advisory Committee Work Session – TBD

Community Building Subcommittee – TBD if needed

PC Hearing – TBD

CC Work Session – TBD

CC First Reading – TBD

CC Second Reading – TBD

HB 3450 - Mixed-Use Housing within Employment Lands

Amendments the comprehensive plan and land use regulations authorizing mixed-use housing within up to 40 acres of lands zoned for employment uses.

Staff Policy Determination Owners – Colin Stephens & Brian Rankin

Staff – Colin Stephens, Brian Rankin, Carolyn Eagan, Lynne McConnell, Damian Syrnyk, Matt Stuart and Pauline Hardie

Coordination with ODOT required

Dates – Begin implementation work January 2020

BDC Title 4, Applications and Review Procedures

BDC amendments to Title 4, Applications and Review Procedures and miscellaneous amendments.

Staff Policy Determination Owner – Colin Stephens

Staff – Colin Stephens and Pauline Hardie

Dates – The work sessions and public hearings will follow the permitting system going live since there are amendments that will require changes to the new permitting software. Spring/Summer 2020

Prioritized list from AHAC – TBD

Staff Policy Determination Owner – Lynn McConnell

Staff – Lynne McConnell and Pauline Hardie

CDD and Affordable Housing meeting to review list – September/October

AHAC Meeting – October 9, 2019

CC Quarterly Check-in – October 16, 2019

Draft Code - 2020

Bend Development Code Update Group – TBD

Planning Commission & AHAC/NLA Work Session – TBD

Community Building Subcommittee – TBD if needed

PC Hearing – TBD

CC Work Session – TBD

CC First Reading – TBD

CC Second Reading – TBD

Flood Plain Ordinance

Amendments to bring the BDC into compliance with the 2019 Oregon Model Flood Ordinance.

Staff Policy Determination Owner – Colin Stephens

Staff – Colin Stephens and Pauline Hardie

Development Code Update Group – TBD

Planning Commission Work Session – TBD

PC Hearing – TBD

CC Work Session – TBD

CC First Reading – TBD

CC Second Reading – TBD

Future Updates

1. BDC Update #2
 - a. 2019/2020 update
 - b. Cargo Containers
 - c. Parking Ratio Restaurants – Increase based on parking study
 - d. Not housing related – mainly code clean up
2. Next Procedural Review based on feedback from Council, developers and City Staff
3. BDC 4.7
 - a. 2020 (after TSP is near completion)
 - b. Long Term – Clear and Objective plus TSP policies
4. CORE – Code Tune Up – Connected to Urban Renewal Plan
 - a. 2020 (after CORE project is near completion)
 - b. Needs info and direction from CORE project
5. Comprehensive Code Audit
 - a. Need to determine scope and approach
 - b. CDD has consulting dollars
6. Standards and Specs Update – Spring 2020
7. Special Events?
8. Update the code to allow a sign plan for residential master plans. However there are still some sign allowance maximums that may be restrictive. How about a large entrance sign into a master plan development.
9. Child care

