

# LA PINE CITY PLANNING COMMISSION MEETING AGENDA

Wednesday, March 16, 2011 - 6:00 PM  
51340 Highway 97, La Pine, Oregon 97739  
South County Building Meeting Room

1. Call to Order
2. Establish Quorum
3. Pledge of Allegiance
4. Added Agenda Items  
Any matters added to the agenda at this time will be discussed during the "Other Matters" portion of this Agenda.
5. Public Comments for Items not on the Agenda
6. Award of Appreciation
7. Approval of Planning Commission Meeting Minutes  
February 16, 2011 Meeting Minutes
8. Update on Comprehensive Plan and Zoning Ordinance  
Deborah McMahon, DMC Consulting Inc.  
James Lewis, Foreterra LLC
9. Discussion or interview for possible Planning Commissioner
10. Planning Commission Training
11. Planning Commissioner Reports and Staff Update
12. Other Matters  
Only those matters properly added to this Agenda under line item No. 4
13. Adjourn

Pursuant to ORS 192.640, this notice includes a list of the principal subjects anticipated to be considered or discussed at the above-referenced meeting. This notice does not limit the ability of the Planning Commission to consider or discuss additional subjects. The meeting is subject to cancellation without notice. The meeting is open to the public and interested citizens are invited to attend. The meeting location is accessible to persons with disabilities. A request for an interpreter for the hearing impaired or for other accommodations for persons with disabilities should be made at least 48 hours before the meeting to Patti Morgan at (541) 536-1432.

# LA PINE CITY PLANNING COMMISSION MEETING MINUTES

Wednesday, March 16, 2011 - 6:00 PM  
51340 Highway 97, La Pine, Oregon 97739  
South County Building Meeting Room

## 1. Call to Order

Chair Thomas called the meeting to order at 6:04 pm.

## 2. Establish Quorum

### Roll Call

Present Were:

Chair John Thomas

Vice Chair Gloria Fleming

Cmsr. Linda Maggard

**Quorum Established**

Council Don Greiner was also in attendance. Deborah McMahon, DMC Consulting Inc., was also at the meeting via teleconference.

## 3. Pledge of Allegiance

Councilor Greiner led the Pledge of Allegiance.

## 4. Added Agenda Items

Any matters added to the agenda at this time will be discussed during the "Other Matters" portion of this Agenda.

12a) Vice Chair Fleming will report on the Utilities Committee meeting she attended.

## 5. Public Comments for Items not on the Agenda

Mayor Mulenex discussed the zoning ordinances for livestock, in particular regarding chickens. He said that with these economic times raising chickens for eggs and meat should not be so constrained. Mayor Mulenex objected to a minimum of one acre and two chickens as is stated in the ordinance at this time. Deborah McMahon stated that there can be a section just devoted to chickens as far as amounts of chickens and the size of lots. She said this could be discussed at the Work Session on the ordinance with the City Council. Mayor Mulenex said he felt that a half an acre lot should be allowed to have chickens on them. Ms. McMahon said she will do some research on other city's ordinances on chickens and report back.

Chair Thomas also discussed mobile businesses like espresso stands and the like. He said the commissioners had not discussed those businesses as needing a business license.

## 6. Award of Appreciation

This item was cancelled due to Virginia Classen being unable to attend and accept the award. She will be at the April Planning Commission meeting.

7. Approval of Planning Commission Meeting Minutes  
February 16, 2011 Meeting Minutes

**A motion was made by Vice Chair Fleming and seconded by Commissioner Maggard to Approve the February 16, 2011 meeting minutes.**

*Vote as follows:*

	<i>AYE</i>	<i>NAY</i>
<i>Chair John Thomas</i>	<i>X</i>	
<i>Vice Chair Gloria Fleming</i>	<i>X</i>	
<i>Commissioner Maggard</i>	<i>X</i>	

**Motion passed unanimously.**

00:15:29

8. Update on Comprehensive Plan and Zoning Ordinance  
Deborah McMahon, DMC Consulting Inc.  
James Lewis, Foreterra LLC

Deborah McMahon stated that the staff report that was issued to LCDC (Land Conservation and Development Commission) gave the status on the following goals of the comprehensive plan:

Goal 1 Citizen Involvement - approved

Goal 2 Land Use Planning - this catch-all will be approved when we finish the outstanding tasks listed below.

Goal 3 Agricultural Lands - approved

Goal 4 Forest Lands - approved

Goal 5 Natural Resources, Scenic and Historic Areas, and Open Spaces - city needs to add in a study policy for the small portion of the Little Deschutes not covered by the County river study and add a stronger policy for cultural resources

Goal 6 Air, Water and Land Resources Quality - approved

Goal 7 Areas Subject to Natural Hazards-cut and paste current language about fire protection plan in Goal 4 and insert into Goal 7

Goal 8 Recreational Needs - approved

Goal 9 Economic Development - approved

Goal 10 Housing - provide further analysis to justify future land needs for housing types and density

Goal 11 Public Facilities and Services - approved

Goal 12 Transportation - provide a 2 map system until TSP is adopted

Goal 13 Energy Conservation - approved

Goal 14 Urbanization - provide additional data to support the proposed location of the UGB

Deborah McMahon stated that Goal #14 did not pass because the Urban Growth Boundary (UGB) is larger than the State would like to see it. She said this also involves the other issue of housing density. Ms. McMahon said there was a problem in particular with the eastern side of the UGB and some of the LCDC commissioners thought that needed to shrink in size. She said it was good to have eight of the goals pass.

Deborah McMahon stated that the City needs to move forward on the TSP's (Transportation Service Providers) as quickly as possible to be eligible for grants and other funding sources.

00:28:00

Zoning Ordinances

Deborah McMahon stated that a Work Session and then a Public Hearing will need to be held. She said that she suggested that March 30<sup>th</sup> be the date for the Work Session with the Council. She said the first Public Hearing would be held at the April 27<sup>th</sup> City Meeting and Work Session.

00:34:30

9. Discussion or interview for possible Planning Commissioner

None as the applicant did not come to the meeting.

11. Planning Commissioner Reports and Staff Update

Chair Thomas stated he would like to talk about the Highway 97 Traffic Corridor and discuss training later on the agenda.

City Manager Allen stated he attended the corridor study meeting. Councilor Greiner said the Council is also being requested to accept one of the proposed solutions for the issue. He said the company doing the study needs to have prioritized the projects and they want direction from the Council based on availability of funding. City Manager Allen said that they have decided not to go with a roundabout because of the amount of trucks and also it is the most expensive option. He said the consultant favors the offset "T". Chair Thomas said the planning commission needs to be involved with what ODOT (Oregon Dept of Transportation) is doing. He said he will try to attend some of the meetings or have someone else attend a meeting from the Planning Commission. The Commission had consensus that the Reed Road and Highway 97 intersection was the most urgent need for ODOT work.

12. Other Matters

Only those matters properly added to this Agenda under line item No. 4

12a) Utilities Committee

Vice Chair Fleming stated that it is critical to have a representative on the Utilities Committee. She said she would attend for a few meetings until a permanent person could be selected. City Manager Allen said eventually the Utilities Committee will go away and the Public Works Dept will take over at that point.

10. Planning Commission Training

01:09:19

Chair Thomas reviewed the training he recently attended through the League of Oregon Cities. He said it was an introduction class to Oregon planning from application to final approval. Chair Thomas stated it was like being in a planning department for the day. He said records need to be organized so they can quickly be accessed by staff when needed. City Manager Allen stated the City will probably have their own computer system for planning purposes. Chair Thomas said the County has agreed to work with the City electronically, once the transition occurs, for completed planning files. He also stated that the City needs to provide excellent customer service to any customers coming into the City's planning department.

13. Adjourn

A motion was made by Vice Chair Fleming and seconded by Commissioner Maggard to Adjourn the meeting.

<i>Vote as follows:</i>	<i>AYE</i>	<i>NAY</i>
<i>Chair John Thomas</i>	<i>X</i>	
<i>Vice Chair Gloria Fleming</i>	<i>X</i>	
<i>Commissioner Maggard</i>	<i>X</i>	

**Motion passed unanimously.**

Chair Thomas adjourned the meeting at 7:29 pm.



Chair John Thomas

Attest:



City Manager/Recorder Rick Allen