



CITY OF REDMOND
Community Development Department

716 SW Evergreen Avenue
Redmond, OR 97756-2242

Phone **541-923-7721**
Fax 541-548-0706

www.ci.redmond.or.us

REDMOND URBAN AREA PLANNING COMMISSION
Minutes

Tuesday, February 5, 2013

City Hall Conference Room A, 716 SW Evergreen Avenue, Redmond, Oregon

Commissioners Present: Chair Anne Graham, Vice Chair Dean Lanouette, Evan Dickens, Lori McCoy, Gretchen Stauffer (absent: *Bea Leach, Eric Porter*)

City Staff: Heather Richards, *Community Development Director*; Scott Woodford, *Associate Planner*; Sharon Harris, *Interim City Manager*; Cameron Prow, *TYPE-Write II*

Visitors: Tory Allman and Joe Centanni, *City Councilors*; Chris Arathoon, *Taco Del Mar*

(scribe CP's note: The minutes were created from an audio record and notes taken at the meeting.

The three digits after the motion title shows the number of Commissioners voting in favor/against/abstaining.)

I. CALL TO ORDER

Chair Graham opened the meeting at 6:30 p.m. with a quorum present. All present introduced themselves.

II. CITIZEN COMMENTS

Mr. Arathoon summarized his business operations in Redmond over the last year. He put up feather and banner signs to promote his Taco Del Mar store on Highland Avenue. The banner sign was not very effective due to his building's setback from the street. The 20% increase in sales which he experienced while the feather signs were up has been lost since he took them down, which he did after learning that they were prohibited. He has opportunities to move this store to a Bend location, but is trying to make a go of it in Redmond. He contrasted Redmond and Bend sign restrictions, noting that setting up a new business in Redmond has been much easier than doing so in Bend where he owns two Taco Del Mar stores.

Ms. Richards discussed setback requirements along Highway 126 (Highland Avenue). City Council has had a lot of dialogue about signs in the last few years. In addition to being a distraction to motorists, feather banners have come loose in the past and created traffic hazards.

III. WORK SESSION

D. Residential Design/Fence Standards

Following discussion of *how to protect front yards from being used as parking lots, screening of mechanical equipment, nonduplicity of house designs, and front door locations*, Commissioners agreed by consensus that Residential Design Standards Draft 4 was ready for a public hearing.

Chair Graham reminded Commissioners that they agreed by consensus at the January 29, 2013, meeting that Fence Standards Draft 4 was ready for a public hearing.

A. Sign Code

Ms. Richards presented draft text amendments to regulate flags and banners. She explained the background of this issue, noting that flags and banners were not allowed in the past due to concerns about creating traffic or structural hazards and sign clutter. Several business owners have expressed interest in using flags and banners and Council has directed the Planning Commission to consider amending the code.

Commissioner concerns included *sign definitions* (specific types, exempt, nonprofit, charitable, temporary), *sign content*, *sandwich boards*, *setbacks* (reducing from 20 to 15 feet, measuring from the road or curb), *implications of ODOT* (Oregon Department of Transportation) *right-of-way*, *clear-vision areas*, *permanent vs. temporary signs*, *balloons*, *off-site advertising for community events*, *code enforcement*, and *Site and Design Commission*.

Ms. Richards passed around color photos illustrating tripod signs. Following discussion, Commissioners requested that staff recommend text to regulate these signs.

Ms. Richards summarized the changes requested by Commissioners and said that the City will issue a 35-day notice to ODOT of its intent to schedule a public hearing on the sign code draft approved by Commissioners.

B. Code Enforcement

Commissioners agreed by consensus to request that staff schedule a public hearing on the proposed code enforcement text changes.

C. Street Trees

Mr. Woodford made a PowerPoint presentation on why the current ordinance needs to be amended, benefits to having street trees, and what the ordinance allows now.

Ms. Richards said the current street tree ordinance does not comply with Redmond's comprehensive plan policies regarding geographical location of street trees. Another issue to be resolved is who should be responsible for planting street trees and at what point in the building process this should occur. Staff are exploring how to coordinate street tree maintenance with the stormwater program and other Public Works' concerns.

Chair Graham suggested changing "homeowner" references to "homebuilder."

V. APPROVAL OF MINUTES

The December 18, 2012, minutes listed on the agenda were approved on January 29, 2013.

VI. STAFF COMMENTS

Ms. Richards reported speaking to students in several high school classes today as part of the Community Development Department's public outreach program. Students would make a one-year commitment to attend meetings and be a resource for City commissions and project committees on issues that could impact youth. She has five sign-up sheets filled with names of students wanting to participate.

Commissioners expressed support for student involvement in City government. Vice Chair Lanouette suggested that at least one Commissioner participate in the interview process.

