



CITY OF REDMOND
Community Development Department

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REDMOND URBAN AREA PLANNING COMMISSION

Minutes

Monday, May 17, 2011
City Hall, Conference Room A
716 SW Evergreen Avenue, Redmond, Oregon

COMMISSIONERS PRESENT: Chair Eric Porter, Vice Chair Will Van Vactor, Bob Bleile, Stan Clark, Katie McDonald, John Nastari

GUESTS PRESENT: Margie Dawson, *City Councilor-Liaison*; Trish Pinkerton, *Redmond Spokesman*

CITY STAFF: Heather Richards, *Community Development Director*; James Lewis, *Long-Range Planner*; Cameron Prow, *TYPE-Write II*

(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 members voting in favor/against/abstaining.)

I. CALL TO ORDER

Chair Porter opened the meeting at 7 p.m. with a quorum present.

II. CITIZEN COMMENTS (None)

III. WORK SESSION

A. Mixed Use Live/Work Zone (continued from May 3, 2011)

Mr. Lewis summarized the staff report (Exhibit 1) which was based on his review of audio records for Commissioner discussion from the June 2010 workshops.

John Schimmoller said that the live/work component of the proposed new zone is exciting because of the potential for attracting new business to this area. Manufacturing concerns should be allowed to have a studio apartment.

Commissioner Clark presented his memo dated May 13, 2011, the subject of which was "MULW zone limitations to make it fit the Transportation Planning Rule" (TPR).

Additional Commissioner discussion points included *not limiting the work component of the live/work zone, requiring the home occupant to work in the business component of the live/work unit, and the relationship between business size and TPR compliance.*

Commissioner Clark left at 8:41 p.m.

Mr. Lewis said that staff will revise the draft language to include the changes requested by Commissioners during tonight's discussion. The City will conduct a neighborhood meeting on May 19, 2011. Planning Commission will hold a public hearing on June 7, 2011.

IV. PRESENTATION

A. Central Oregon Regional Economic Opportunity Analysis

Ms. Richards presented the staff report. Key points of her PowerPoint presentation included project summary, stakeholders, funding, barriers, potential solutions, basic methodology, determining need, REOA vision, regional competitiveness, community strengths and challenges, site need characteristics, regional large-lot designation and need inventory, Redmond’s large-lot industrial analysis, local site readiness strategies, timeline for regional economic policies, and regional authority administration. A regional REOA forum will be held on May 24, 2011.

Commissioner concerns included *losing the current quality of life if an Intel-type company comes in and greater job creation potential with smaller manufacturers.*

V. CITY COUNCIL LIAISON COMMENTS (None)

VI. STAFF COMMENTS

Ms. Richards said that a form-based zone workshop will be held in City Hall on June 9, 2011.

VII. COMMISSIONER COMMENTS

Chair Porter reported attending the Oregon Division of State Lands’ meeting last week.

Commissioner Nastari and Chair Porter thanked staff for their input on the proposed Mixed Use Live/Work Zone.

VIII. ADJOURN

With no further business, Chair Porter adjourned the meeting at 8:52 p.m.

APPROVED BY THE REDMOND URBAN AREA PLANNING COMMISSION AND SIGNED BY ME
THIS 21st DAY OF June, 2011.

ATTEST:

 /s/ Eric Porter
Eric Porter, Chair