

**CITY OF WEST LINN  
PLANNING COMMISSION PUBLIC HEARING  
CDC-13-01**

**CODE AMENDMENTS TO CHAPTERS 2, 8, 9, 10, 11, 12, 13, 14, 15, 16, 18, 19, 21, 22, 23, 27, 28, 31, 32, 33, 46, 52, 55, 56, 60, 65, 75, 85 and 99 OF THE COMMUNITY DEVELOPMENT CODE (CDC) AND VARIOUS SECTIONS OF THE WEST LINN COMPREHENSIVE PLAN FOR THE PURPOSE OF ELIMINATING INEFFECTUAL, AND INEFFICIENT REGULATIONS TO ENCOURAGE POSITIVE ECONOMIC DEVELOPMENT**

The West Linn Planning Commission is scheduled to hold a public hearing on September 4, 2013 at 7:00 p.m., in the Council Chambers of City Hall, 22500 Salamo Road, West Linn, to consider proposed amendments to chapters 2, 8, 9, 10, 11, 12, 13, 14, 15, 16, 18, 19, 21, 22, 23, 27, 28, 31, 32, 33, 46, 52, 55, 56, 60, 65, 75, 85 and 99 of the CDC and various sections of the West Linn Comprehensive Plan. The proposed amendments address the following:

- Land use appeal procedures
- Variance standards
- Lot dimensional requirements
- Lot coverage in commercial zoning districts
- Permitted uses in the General Commercial zoning district
- Building heights in certain commercial zones
- Moving certain standards from the CDC and into the West Linn Public Works Design Standards
- Conditional use standards
- Minimum parking requirements
- Hearing body for certain land use applications
- Neighborhood meeting requirements for certain land use applications
- Tree protection standards
- A-frame signs
- Exempt certain minor uses/activities from Design Review
- Treatment of Comprehensive Plan definitions in the context of quasi-judicial review
- City Council goals in the Comprehensive Plan
- Updates to Comprehensive Plan Goal 9: Economic Development – regarding the City’s objectives for economic development

The hearing will be conducted in accordance with the rules of CDC Section 98.120. Anyone wishing to present written testimony on this proposed action may do so in writing prior to, or at the public hearing. Oral testimony may be presented at the public hearing. At the public hearing, the Planning Commission will receive a staff presentation, and invite both oral and written testimony. The Planning Commission may continue the public hearing to another meeting to obtain additional information, leave the record open, or close the public hearing and take action on the application as provided by state law. Failure to raise an issue in person or by letter at some point prior to the close of the hearing, or failure to provide sufficient specificity to afford the decision maker an opportunity to respond to the issue, precludes an appeal to the Land Use Board of Appeals (LUBA)

based on that issue. At least 10 days prior to the hearing, a copy of the proposed amendment and associated staff report will be available for inspection and also on the City's web site at <http://westlinnoregon.gov/planning/economic-development-code-amendments>. In addition, the file, CDC 13-01, Economic Development Code Amendments, containing the proposed amendments and related information is available for review at the Planning Department.

Following the hearing, the Planning Commission will make a recommendation to the City Council. The Council will make a final decision regarding the proposed amendments following its own public hearing. For further information, please contact Chris Kerr, Economic Development Director, at City Hall, 22500 Salamo Road, West Linn, OR 97068, phone (503) 723-2538, or via e-mail at [ckerr@westlinnoregon.gov](mailto:ckerr@westlinnoregon.gov).

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