

Memorandum

Date: May 15, 2014
To: Historic Review Board
From: Sara Javoronok
Subject: Proposed Code Amendments

Proposed CDC Amendments

The City's Planning Commission will be considering several proposed amendments to the Community Development Code (CDC) in summer 2014. Two issues are of interest to the HRB:

- 1) New provisions regarding natural resource/cluster development – A task force prepared draft amendments to the City's code that provide for an alternative to a Planned Unit Development when developing property that has natural resources. The task force draft included language that historic districts in the City would not be permitted to develop land using these provisions. Staff's recommendation is to allow it since it is highly unlikely in the City's existing historic district and could likely be successfully accommodated through design provisions. The property would not be exempt from historic review. The provisions are available to review here (see page 15):
http://westlinnoregon.gov/sites/default/files/fileattachments/planning/meeting/8703/april_discussion_draft-part_i.pdf

- 2) Changes to the PUD provisions in Chapter 24 – The task force also prepared draft language to repeal and replace the existing PUD chapter with a new chapter. The chapter included language similar to the above stating that a PUD was not permitted for any property in a historic district. Staff's recommendation is to allow it for the same rationale as above that a PUD is unlikely and, if proposed, could likely be successfully accommodated through design provisions. The property would not be exempt from historic review. The provisions are available to review here (see page 13):
http://westlinnoregon.gov/sites/default/files/fileattachments/planning/meeting/8708/april_discussion_draft-part_ii.pdf