



Legislation Details (With Text)

File #: 16-308 **Version:** 2

Type: Ordinance Second Reading **Status:** Passed
In control: City Council

On agenda: 11/14/2016 **Final action:** 11/14/2016

Title: Proposed amendments to SRC Chapter 613 to change the boundaries of the Broadway/High Street Retail Overlay Zone to include three (3) additional parcels at 552-560 and 590 Willow Street NE.

Ward(s): All
 Councilor(s): All
 Neighborhood(s): All

Sponsors:

Indexes:

Code sections:

Attachments: 1. Vicinity Map, 2. Planning Commission Recommendation, 3. Ordinance 17-16, 4. Ordinance 17-16 Exhibit 1 - Map of Overlay Boundary, 5. Ordinance 17-16 Exhibit 2 - Findings

Date	Ver.	Action By	Action	Result
11/14/2016	2	City Council	approved	Pass
10/24/2016	1	City Council	introduced on first reading	Pass

TO: Mayor and City Council

THROUGH: Steve Powers, City Manager

FROM: Glenn W. Gross, Community Development Director

SUBJECT:

Proposed amendments to SRC Chapter 613 to change the boundaries of the Broadway/High Street Retail Overlay Zone to include three (3) additional parcels at 552-560 and 590 Willow Street NE.

Ward(s): All
 Councilor(s): All
 Neighborhood(s): All

ISSUE:

Should the City Council conduct second reading of Ordinance Bill No. 17-16 amending SRC Chapter 613 to change the boundary of the Broadway/High Street Retail Overlay Zone to include three (3) additional parcels at 552-560 and 590 Willow Street NE?

RECOMMENDATION:

Conduct second reading of Ordinance Bill No. 17-16 amending SRC Chapter 613 to change the boundaries of the Broadway/High Street Retail Overlay Zone to include three (3) additional parcels at 552-560 and 590 Willow Street NE.

SUMMARY AND BACKGROUND:

The property owner, Marvin Reese, requested a Comprehensive Plan Change and Zone Change for his property and requested that the City expand the Broadway/High Street Retail Overlay to include his properties. On Mr. Reese's behalf, the Planning Commission initiated this amendment and held a public hearing on the proposals. Following the close of the public hearing, Planning Commission approved the requested Comprehensive Plan Change and Zone Change and adopted a resolution recommending that the City Council include Mr. Reese's properties in the overlay zone.

Therefore, the Planning Commission is forwarding its recommendation for approval of the proposed amendments to SRC Chapter 613. The City conducted first reading of this ordinance on October 24, 2016.

FACTS AND FINDINGS:

SRC 110.085(b) provides that an amendment to the Unified Development Code may be made if:

- A) The amendment is in the best interest of the public health, safety, and welfare of the City; and
- B) The amendment conforms to the Salem Area Comprehensive Plan, applicable Statewide Planning Goals, and applicable administrative rules adopted by the Department of Land Conservation and Development.

On June 21, 2016 the Planning Commission held a public hearing on the proposed code amendment, deliberated and moved to forward a favorable recommendation to the City Council on the proposed changes to the boundary of the Broadway/High Street Retail Overlay Zone. The facts and findings supporting the code amendment can be found in Ordinance No. 17-16.

Christopher Green, AICP
Planner II

Attachments:

1. Broadway/High Street Retail Overlay Vicinity Map
2. Planning Commission Recommendation to City Council

10/31/16