



Planning Division
City of Bend
P.O. Box 431
Bend, OR 97709

NOTICE OF PUBLIC HEARING

The City of Bend will hold a public hearing before the City Council on **Wednesday, September 5, 2018, at 7:00 p.m. in the City of Bend Council Chambers at 710 NW Wall Street, Bend, OR, 97703.**

Century West Neighborhood Association
Lisa Mushel
c/o Keller Williams
123 SW Columbia Street
Bend, OR 97702

This application will be processed in accordance with BDC 4.1.500 Type IV Legislative Procedures. Any person may attend the hearing. Comments and evidence may be provided in person at the hearing, or in writing any time prior to the hearing.

PROJECT NUMBER: PZ-18-0524

HEARING DATE: Wednesday, September 5, 2018

**HEARING LOCATION: Council Chambers
Bend City Hall
710 NW Wall St
Bend, OR 97703**

APPLICANT: City of Bend

LOCATION: City Wide

PROPOSAL: BDC amendments to Chapters 1.2, Definitions; 2.1, Residential Districts; 2.3, Mixed-Use Zoning Districts; Chapter 2.6, Public Facilities Zoning Districts; Chapter 3.3, Vehicle Parking, Loading and Bicycle Parking; and Chapter 3.6, Special Standards and Regulations for Certain Uses. It includes new/revised definitions, amendments to BDC Chapter 2.1, Residential Districts (amends setbacks, lot coverage, lot area and dimensions and creates 2.1.1100 Other Design Standards), adds ADUs to Table 2.3.200, and other minor amendments. The proposed amendments also relocate current affordable housing incentives located throughout the BDC to BDC 3.6.200.C, Affordable Housing Strategies. The proposed amendments also include a new incentive and revise the way the density bonus is calculated for affordable housing developments.

**STAFF CONTACT: Pauline Hardie, Senior Planner
(541)693-2153; phardie@bendoregon.gov**

Written comments may be submitted by email to the Staff Contact listed above, or by mail to the City of Bend Planning Division, 710 NW Wall St., Bend, Oregon 97703.

The application, plans, documents, and other evidence submitted by or on behalf of the applicant, as well as public comments, can be viewed in ePlans from the Planning Division page on the City of Bend website at www.bendoregon.gov. A copy of the Staff Report will be available in ePlans at least 7 days prior to the hearing. Select the **Public Viewer for Planning Permits** link from the ePlans page and enter the project number in the ePlans search bar to find the project. You may need to disable your pop-up blocker for this site as it can prevent ePlans from opening. Copies can also be obtained at a reasonable cost from the City of Bend Permit Center, City Hall, 710 NW Wall Street, Bend, Oregon. If you have questions or need help to access the project in ePlans, please contact the Staff Reviewer listed above, or call (541) 388-5580 and choose Option 3 for the planner on duty.

The applicable criteria are listed below and are available for review using the following link: <http://www.codepublishing.com/OR/bend/>. Copies of the criteria can also be obtained for a reasonable cost from the City of Bend Permit Center, 710 NW Wall Street, Bend, Oregon.

Accessible Meeting Information



This meeting location is accessible. Sign language interpreter service, assistive listening devices, materials in an alternate format such as Braille, large print, electronic formats and CD formats, or any other accommodations are available upon advance request. Please contact the Staff Reviewer listed above. Relay Users Dial 7-1-1. Providing at least 3 days' notice prior to the hearing will help ensure availability.

APPLICABLE CRITERIA, STANDARDS, AND PROCEDURES:

Bend Development Code Section 4.6.200 available in City Hall.

Sent by: Lucas Eschelbach

Lucas Eschelbach Signature: *Lucas Eschelbach* Date Mailed: August 8, 2018

cc:

- Awbrey Butte** Neighborhood Association
- Boyd Acres** Neighborhood Association
- Century West** Neighborhood Association
- Larkspur** Neighborhood Association
- Mountain View** Neighborhood Association
- Old Bend** Neighborhood Association
- Old Farm District** Neighborhood Association
- Orchard District** Neighborhood Association
- River West** Neighborhood Association
- Southeast Bend** Neighborhood Association
- Southern Crossing** Neighborhood Association
- Southwest Bend** Neighborhood Association
- Summit West** Neighborhood Association