



# CITY OF HOOD RIVER

PLANNING DEPARTMENT

211 2nd Street, Hood River, OR 97031 Phone: 541-387-5210

Planning Commission  
Public Hearing  
Monday, September 17, 2018  
5:30 p.m.

Hood River City Hall  
Council Chambers  
211 2<sup>nd</sup> Street

## CITY OF HOOD RIVER PLANNING COMMISSION AGENDA

- I. Call to Order: Chair Babitz
- II. Planning Director's Update
- III. Public Hearings

**A. FILE NO.: 2018-05 and 2018-06 Amendments to the Hood River Municipal Code - *continuation from the September 4th, 2018, hearing (Expedited Land Division, Exceptions to Minimum Lot Size, Site Plan Review Applicability, and Maximum Lot Coverage emphasis)***

**PROPOSAL:** Amendments to the Hood River Municipal Code (HRMC) as follows: 1). Amend the Subdivision Ordinance Chapter 16.08.010 to include the approval process for Expedited Land Divisions pursuant to 197.360 of the Oregon Revised Statutes, 2). Amend HRMC Chapter 17.01.060 Definitions for Dwelling Unit, Kitchen, Lawfully Established Unit of Land, Multifamily Dwelling, Non-Transient Rental, and Transient Rental, 3). Amend Chapter 17.03.040 0(G) Parking Regulations Office Residential Zone (C-1), Chapter 17.03.050 (H) Parking Regulations General Commercial Zone (C-2), Chapter 17.03.060 (G) Parking Regulations Light Industrial Zone (LI) to eliminate parking exemptions. 4). Amend Chapter 17.04.040 General Exceptions to Building Height, to allow and limit parapet and mechanical screen heights as permitted exemptions; 5). Amend Chapter 17.04.070 General Exceptions to Lot Area Requirements Limitations to allow legally established lots to be used for permitted uses, 6). Amend Chapter 17.04.120 Maximum Lot Coverage to clarify reductions in area calculations for pervious surfaces and rear and side loaded garages; 7). Amend Chapter 17.16.10 Site Plan Review and Applicability to include subdivisions and exclude minor site modifications and single lot partitions for townhomes, 8). Amend Chapter 17.23 Accessory Dwelling Units to eliminate principal occupancy requirement, and 9). Amend Chapter 17.24 In Lieu Parking Fee to create a single calculation to determine required parking.

**APPLICANT:** City of Hood River

- IV. Upcoming Meetings and Updates
- V. Adjourn