



Oregon

Kate Brown, Governor

Department of Land Conservation and Development

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NOTICE OF ADOPTED CHANGE TO A COMPREHENSIVE PLAN OR LAND USE REGULATION

Date: February 22, 2016

Jurisdiction: City of Talent

Local file no.: DCA 2015-001

DLCD file no.: 003-15

The Department of Land Conservation and Development (DLCD) received the attached notice of adopted amendment to a comprehensive plan or land use regulation on 02/19/2016. A copy of the adopted amendment is available for review at the DLCD office in Salem and the local government office.

Notice of the proposed amendment was submitted to DLCD less than 35 days prior to the first evidentiary hearing.

Appeal Procedures

Eligibility to appeal this amendment is governed by ORS 197.612, ORS 197.620, and ORS 197.830. Under ORS 197.830(9), a notice of intent to appeal a land use decision to LUBA must be filed no later than 21 days after the date the decision sought to be reviewed became final. If you have questions about the date the decision became final, please contact the jurisdiction that adopted the amendment.

A notice of intent to appeal must be served upon the local government and others who received written notice of the final decision from the local government. The notice of intent to appeal must be served and filed in the form and manner prescribed by LUBA, (OAR chapter 661, division 10).

If the amendment is not appealed, it will be deemed acknowledged as set forth in ORS 197.625(1)(a). Please call LUBA at 503-373-1265, if you have questions about appeal procedures.

DLCD Contact

If you have questions about this notice, please contact DLCD's Plan Amendment Specialist at 503-934-0017 or plan.amendments@state.or.us



NOTICE OF ADOPTED CHANGE TO A COMPREHENSIVE PLAN OR LAND USE REGULATION

FOR DLCD USE
File No.: 003-15 {24142}
Received: 2/19/2016

Local governments are required to send notice of an adopted change to a comprehensive plan or land use regulation **no more than 20 days after the adoption.** (See [OAR 660-018-0040](#)). The rules require that the notice include a completed copy of this form. **This notice form is not for submittal of a completed periodic review task or a plan amendment reviewed in the manner of periodic review.** Use [Form 4](#) for an adopted urban growth boundary including over 50 acres by a city with a population greater than 2,500 within the UGB or an urban growth boundary amendment over 100 acres adopted by a metropolitan service district. Use [Form 5](#) for an adopted urban reserve designation, or amendment to add over 50 acres, by a city with a population greater than 2,500 within the UGB. Use [Form 6](#) with submittal of an adopted periodic review task.

Jurisdiction: City of Talent

Local file no.: **DCA 2015-001**

Date of adoption: 2/17/16

Date sent: 2/20/2016

Was Notice of a Proposed Change (Form 1) submitted to DLCD?

Yes: Date (use the date of last revision if a revised Form 1 was submitted): 11/20/15

No

Is the adopted change different from what was described in the Notice of Proposed Change? Yes No

If yes, describe how the adoption differs from the proposal:

N/A

Local contact (name and title): Zac Moody, Community Development Director

Phone: 541-535-7401

E-mail: zmoody@cityoftalent.org

Street address: 110 E. Main St.

City: Talent

Zip: 97540-

PLEASE COMPLETE ALL OF THE FOLLOWING SECTIONS THAT APPLY

For a change to comprehensive plan text:

Identify the sections of the plan that were added or amended and which statewide planning goals those sections implement, if any:

For a change to a comprehensive plan map:

Identify the former and new map designations and the area affected:

- Change from _____ to _____ acres. A goal exception was required for this change.
- Change from _____ to _____ acres. A goal exception was required for this change.
- Change from _____ to _____ acres. A goal exception was required for this change.
- Change from _____ to _____ acres. A goal exception was required for this change.

Location of affected property (T, R, Sec., TL and address):

The subject property is entirely within an urban growth boundary

The subject property is partially within an urban growth boundary

If the comprehensive plan map change is a UGB amendment including less than 50 acres and/or by a city with a population less than 2,500 in the urban area, indicate the number of acres of the former rural plan designation, by type, included in the boundary.

Exclusive Farm Use – Acres:	Non-resource – Acres:
Forest – Acres:	Marginal Lands – Acres:
Rural Residential – Acres:	Natural Resource/Coastal/Open Space – Acres:
Rural Commercial or Industrial – Acres:	Other: – Acres:

If the comprehensive plan map change is an urban reserve amendment including less than 50 acres, or establishment or amendment of an urban reserve by a city with a population less than 2,500 in the urban area, indicate the number of acres, by plan designation, included in the boundary.

Exclusive Farm Use – Acres:	Non-resource – Acres:
Forest – Acres:	Marginal Lands – Acres:
Rural Residential – Acres:	Natural Resource/Coastal/Open Space – Acres:
Rural Commercial or Industrial – Acres:	Other: – Acres:

For a change to the text of an ordinance or code:

Identify the sections of the ordinance or code that were added or amended by title and number:

Title 8, Chapter 3, Division L, Article 9 adding language required by the City's newly adopted TSP providing requirements for Traffic Impact Studies. Also amending 8-3L.2 Conditional Use Permits, 8-3M.150 Quasi-Judicial procedures and Title 8, Chapter 2, Article 2 Development and Design Standards.

For a change to a zoning map:

Identify the former and new base zone designations and the area affected:

Change from	to	Acres:
Change from	to	Acres:
Change from	to	Acres:
Change from	to	Acres:

Identify additions to or removal from an overlay zone designation and the area affected:

Overlay zone designation:	Acres added:	Acres removed:
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Location of affected property (T, R, Sec., TL and address):

List affected state or federal agencies, local governments and special districts: City of Talent, Jackson County Roads, Oregon Department of Transportation

Identify supplemental information that is included because it may be useful to inform DLCD or members of the public of the effect of the actual change that has been submitted with this Notice of Adopted Change, if any. If the submittal, including supplementary materials, exceeds 100 pages, include a summary of the amendment briefly describing its purpose and requirements.

Amending Ordinances 911 and 912 (attached)

ORDINANCE NO. 16-911-O

AN ORDINANCE AMENDING ORDINANCE, NO. 458, TALENT ZONING CODE, ADDING TITLE 8, CHAPTER 3, DIVISION L, ARTICLE 9, TRAFFIC IMPACT STUDY, AMENDING TITLE 8, CHAPTER 3, DIVISION M, ARTICLE 1, SECTIONS 150(B) AND 160(C), AND AMENDING TITLE 8, CHAPTER 3, DIVISION L, ARTICLE 2, SECTIONS 244 AND 246 ALLOWING THE CITY TO REQUIRE A TRANSPORTATION IMPACT STUDY WHEN CERTAIN THRESHOLDS HAVE BEEN MET

WHEREAS, after due consideration, the City of Talent has made certain findings in connection with the proposed amendments and have followed the statutory procedures.

THE CITY OF TALENT ORDAINS AS FOLLOWS:

SECTION 1. That the following sections within Title 8, Chapter 3 have been added as described in EXHIBIT A attached herein:

Division L, Article 9, Sections 910, 920, 930, 940, 950, and 960

SECTION 2. That the following sections within Title 8, Chapter 3 have been amended as described in EXHIBIT A attached herein:

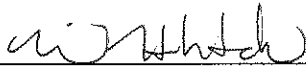
Division L, Article 2, Sections 244 and 246
Division M, Article 1, Sections 150(B) and 160(C)

SECTION 4. That the amendments as described herein comply with all applicable Comprehensive Plan Policies of the City of Talent as well as all applicable State and Federal Laws.

SECTION 5. That the amendments as described herein have been advertised and publically noticed in accordance with Section 8-3M. Article 1 of the Talent Zoning Ordinance.

Duly enacted by the City Council in open session on February 17, 2016 by the following vote:

Ayes: 5 Nays: 0 Abstain: 0 Absent: 1



Melissa Huhtala, City Recorder and Custodian of City records

ORDINANCE NO. 16-912-O

AN ORDINANCE AMENDING ORDINANCE, NO. 818, TALENT SUBDIVISION CODE, AMENDING TITLE 8, CHAPTER 2, SECTION 260 ALLOWING THE CITY TO REQUIRE A TRANSPORTATION IMPACT STUDY WHEN CERTAIN THRESHOLDS HAVE BEEN MET

WHEREAS, after due consideration, the City of Talent has made certain findings in connection with the proposed amendments and have followed the statutory procedures.

THE CITY OF TALENT ORDAINS AS FOLLOWS:

SECTION 1. That the following sections within Title 8, Chapter 2 have been amended as described in EXHIBIT A attached herein:

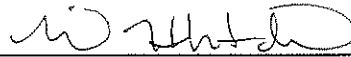
Section 8-2.260(D)

SECTION 2. That the amendments as described herein comply with all applicable Comprehensive Plan Policies of the City of Talent as well as all applicable State and Federal Laws.

SECTION 3. That the amendments as described herein have been advertised and publically noticed in accordance with Section 8-3M. Article 1 of the Talent Zoning Ordinance.

Duly enacted by the City Council in open session on February 17, 2016 by the following vote:

Ayes: 5 Nays: 0 Abstain: 0 Absent: 1



Melissa Huhtala, City Recorder and Custodian of City records