

**Central Point  
City Hall  
541-664-3321**

**City Council**

**Mayor**  
Hank Williams

**Ward I**  
Bruce Dingler

**Ward II**  
Kelly Geiger

**Ward III**  
Ellie George

**Ward IV**  
Allen Broderick

**At Large**  
David Douglas  
Rick Samuelson

**Administration**  
Chris Clayton, City  
Manager  
Deanna Casey, City  
Recorder

**Community  
Development**  
Tom Humphrey,  
Director

**Finance**  
Bev Adams, Director

**Human Resources**  
Barb Robson, Director

**Parks and Public  
Works**  
Matt Samitore,  
Director  
Jennifer Boardman,  
Manager

**Police**  
Kris Allison Chief

**CITY OF CENTRAL POINT  
City Council Meeting Agenda  
November 13, 2014**

Next Res. 1413  
Next Ord. 1998

**I. REGULAR MEETING CALLED TO ORDER – 7:00 P.M.**

**II. PLEDGE OF ALLEGIANCE**

**III. ROLL CALL**

**IV. PUBLIC APPEARANCES – *Comments will be limited to 3 minutes per individual or 5 minutes if representing a group or organization.***

**V. CONSENT AGENDA**

- Page 2 - 8 A. Approval of October 23, 2014 Council Minutes  
9 - 15 B. Appointment of Darlene Taylor to the Multicultural  
Committee  
16 - 17 C. Approval of OLCC Application for Second Location of  
Crown Market  
18 - 19 D. Approval of #GivingTuesday Proclamation  
20 - 21 E. Approval of Pancreatic Cancer Proclamation

**VI. ITEMS REMOVED FROM CONSENT AGENDA**

**VII. PUBLIC HEARING, ORDINANCES, AND RESOLUTIONS**

- 23 - 31 A. Resolution No. \_\_\_\_\_, Annexation of 1.01 Acres,  
Located at 4173 Hamrick Road and Identified on the  
Jackson County Assessor's Map as 372W03C, Tax Lot  
3300, Applicant: Jackson County (Humphrey)  
33 - 57 B. Resolution No. \_\_\_\_\_, Approving a Conceptual  
Land Use and Transportation Plan for CP-4D, and Urban  
Area of the City of Central Point, Oregon (Humphrey)

**VIII. BUSINESS**

- 59 A. Comprehensive Annual Financial Report (Adams)

- 61 - 62      B.      Discussion of 7<sup>th</sup> and Oak Intersection (Samitore)
- 64 - 71      C.      Discussion of the 2014-2015 Citizen Survey Questionnaire (Clayton)
- 73            D.      Planning Commission Report (Humphrey)

**IX.      MAYOR'S REPORT**

**X.      CITY MANAGER'S REPORT**

**XI.     COUNCIL REPORTS**

**XII.    DEPARTMENT REPORTS**

**XIII.   EXECUTIVE SESSION - ORS 192.660 (2)(e) and 192.660 (2)(i)**

The City Council will adjourn to executive session under the provisions of ORS 192.660. Under the provisions of the Oregon Public Meetings Law, the proceedings of an executive session are not for publication or broadcast.

**XIV.   ADJOURNMENT**

# Consent Agenda

**CITY OF CENTRAL POINT**  
**City Council Meeting Minutes**  
**October 23, 2014**

**I. REGULAR MEETING CALLED TO ORDER**

Mayor Williams called the meeting to order at 7:00 p.m.

**II. PLEDGE OF ALLEGIANCE**

**III. ROLL CALL:** Mayor: Hank Williams  
Council Members: Allen Broderick, Bruce Dingler, Kelly Geiger, Rick Samuelson, David Douglas, and Ellie George were present.

City Manager Chris Clayton; City Attorney Sydnee Dreyer; Police Chief Kris Allison; Captain Brian Day; Community Development Director Tom Humphrey; Finance Director Bev Adams; Parks and Public Works Director Matt Samitore; and City Recorder Deanna Casey were also present.

**IV. PUBLIC APPEARANCES**

City Attorney Sydnee Dryer introduced Hilary Zamudio, Associate Attorney from her office.

**V. SPECIAL PRESENTATION – Fire District No. 3 Quarterly Report**

Fire Chief Peterson reviewed the quarterly report. A recent survey shows that citizens are generally pleased with the organization and their people. He explained that they are still working on providing a second station to cover the Central Point area.

**VI. CONSENT AGENDA**

- A. Approval of October 9, 2014 City Council Minutes
- B. Appointment of Candace Clements to the Multicultural Committee
- C. Approval of Street Closure for Community Christmas Light Parade
- D. Acceptance of the 1<sup>st</sup> Quarter Financial Statements

**VII. ITEMS REMOVED FROM CONSENT AGENDA**

- B. Multicultural Committee Chair Amy Sweet introduced Candace Clements. She will be their new committee member if approved by the Council tonight. Ms. Clements stated that she is new to Central Point but enjoys being involved in the community.

- C. Finance Director Bev Adams provided a brief report on the Quarterly Financial Statement. The taxes look like they will come in higher than expected. The projections look good for 2014/15 budget year.

**Kelly Geiger moved to approve the Consent Agenda as presented.** Rick Samuelson seconded. Roll call: Hank Williams, yes; Bruce Dinger, yes; Kelly Geiger, yes; Allen Broderick, yes; David Douglas, yes; Rick Samuelson, yes; and Ellie George, yes. Motion approved.

## VIII. PUBLIC HEARINGS, ORDINANCES AND RESOLUTIONS

### A. **Ordinance No. 1997, Amending Portions of Central Point Municipal Code Chapter 16 Subdivisions in Regards to Structures over City Easements**

Parks and Public Works Director Matt Samitore stated that there were no recommended changes at the first reading of an Ordinance amending portions of Chapter 16 regarding structures over city easements. He explained that any structure that is placed over a water or storm line could eventually crack the line and cause damage to city property. There are very few city easements on private property and currently there are no structures that are causing problems. There were several structures that were illegally constructed and the city was forced to have them removed. These changes will clarify what a City easement is and what can be placed over it.

Council Member Douglas does not like that the city is being so strict about what can be placed on an easement on private property. There was discussion that the City avoids putting these easements through private land, in most cases it is part of the subdivision plans and there are no other options to get infrastructure to specific lots. The City will continue to monitor the properties that have these easements so that new owners are aware of the rules and do not build over the easements.

**Kelly Geiger moved to approve Ordinance 1997, Amending Portions of Central Point Municipal Code Chapter 16 Subdivisions in Regards to Structures over City Easements.** Rick Samuelson Seconded. Roll call: Hank Williams, yes; Bruce Dinger, yes; Kelly Geiger, yes; Allen Broderick, yes; David Douglas, no; Rick Samuelson, yes; and Ellie George, yes. Motion approved.

### B. **Public Hearing – First Reading An Ordinance Amending the Central Point Zoning Map on Lot 33 of Twin Creeks Crossing, Phase 1 (1.81 Acres) From TOD-HMR, High Mix Residential to TOD-LMR, Low Mix Residential Zoning**

Community Development Director Tom Humphrey explained that this item should be postponed until December 11, 2014 in order to allow proper notification to state agencies.

**Allen Broderick moved to Postpone to December 11, 2014, the Public Hearing and First Reading of an Ordinance Amending the Central Point Municipal Code Chapter 16 Subdivisions in Regards to City Easements.** Roll call: Hank Williams, yes; Bruce Dingler, yes; Kelly Geiger, yes; Allen Broderick, yes; David Douglas, yes; Rick Samuelson, yes; and Ellie George, yes. Motion approved.

## **IX. BUSINESS**

### **A. Discussion of the Possible Creation and Implementation of a Franchise Agreement between the City of Central Point and Rogue Valley Sewer Services (RVSS)**

Mr. Samitore explained that Rogue Valley Sewer Services (RVSS) is the only utility that does not have a franchise agreement in the City of Central Point and they cause issues when they work in the public right of way. The City of Phoenix passed a franchise ordinance which places operating requirements and a franchise fee on RVSS. RVSS has opposed the implementation of the franchise fee and ultimately challenged the city of Phoenix's authority in court. The adjudication of this issue has resulted in both the Circuit Court and the Oregon Court of Appeals reaffirming the City's use of "home rule" authority to impose a franchise fees. This issue will receive final consideration from the Oregon Supreme Court in January of 2015.

The purpose of the franchise fee is to reimburse the City for costs associated with utilities working in public right of ways. Depending on the percentage of fee adopted the annual revenue could vary from \$75,000 to \$95,000. The 2014/15 budget includes a utility fee increase of similar magnitude. If Council approved the RVSS Franchise Fee that money would be marked specifically to mitigate necessary right-of-way maintenance. The City would delay future street and storm water utility fee increases for the upcoming 2-year budget cycle. Depending on the rate, an average RVSS customer would pay an additional \$0.75 to \$1.00 more per month on their RVSS bill.

The cost of maintaining the public right-of-way should be addressed by a City Street and Storm Water Utility fee increase, or a franchise agreement that requires RVSS to accept responsibility for its use of the publicly owned right-of-way. It is more than likely RVSS will pass this fee on to the customers like every other utility. Council is more concerned that RVSS repair the right of way rather than charging the citizens another franchise fee.

There are four options before the Council tonight:

- 1) Direct staff to finalize franchise agreement between the City and RVSS; schedule a public hearing for adoption of franchise agreement and begin negotiations with RVSS.
- 2) Direct staff to delay consideration of agreement until the Oregon Supreme Court has issued an opinion on RVSS's pending challenge.
- 3) Direct staff to develop a general franchise ordinance that controls any utility or service district such as a water authority or sanitary authority

operating in the public right-of-way unless otherwise regulated through a utility specific franchise agreement.

4) Direct staff to no longer pursue the development of a franchise agreement with RVSS.

Mr. Clayton explained Central Point Municipal Code Chapter 14, which was in place prior to RVSS taking control. There was discussion regarding the ordinance in place in Jacksonville. They charge the utility for cutting into the street. Most members were in favor of this type of regulation over a Franchise Fee. Charge them on a case by case basis rather than across the board with a fee.

**Allen Broderick made a motion to recommend option No. 3 for staff to develop a General Franchise Ordinance that Controls any utility or service district such as a water authority or sanitary authority operating in the public right-of-way unless otherwise regulated through a utility-specific franchise agreement and similar to what the City of Jacksonville has in place.** Roll call: Hank Williams, yes; Bruce Dingler, yes; Kelly Geiger, yes; Allen Broderick, yes; David Douglas, yes; Rick Samuelson, yes; and Ellie George, yes. Motion approved.

#### **B. Discussion of Issues Surrounding the Calvary Temple Churches Operation of a Warming Shelter**

Mr. Clayton explained that the city has received letters from concerned citizens regarding the operation of the warming facility located at the Calvary Temple Church. He explained how the shelter has operated over the last few years. Originally it was set up one year when the temperatures dropped very low and caused health concerns for the homeless. City staff has sent written correspondence and met with the church administration to discuss issues surrounding the warming center. Discussion has mostly been in regards to compliance with fire, life and safety regulations. Staff is reluctant to allow this operation to continue because of direct conflicts with our land-use zoning and concern for the surrounding businesses and property owners.

Community Development Director Tom Humphrey explained the Church is located in the TOD Employment Commercial (EC) zone. This zone does not permit the development of any structures or facilities dedicated to religious assembly. The Church is currently operating as a pre-existing, legal non-conforming use. Expansion of use other than for religious assembly is not permitted as part of the legal non-conforming status. When operating as a warming shelter they are operating outside of the approved use. A warming shelter could be considered a community service designation which is not allowed in the EC zone.

The Central Point Police Department was contacted fifteen times for issues directly associated with the warming shelter during the 2013/2014 winter season. Additional calls were received for disturbances related to persons traveling to and from the shelter. The majority of these calls were for disorderly conduct. As a

matter of policy the Police Department will transport anyone needing medical or shelter assistance to a regional facility. The Shelter has become a destination for those seeking a less regulated environment than regional shelters require. Other facilities have strict guidelines regarding behavior and inebriation. Without adequately trained staff, the Calvary Temple Church has difficulty in enforcing regulations of this nature. The product of less stringent regulations has allowed warming shelter attendees to become a disruption to the downtown business district. Officers are better trained to know what type of help a person would need if they are willing to accept the help and the rules.

#### Public Comment

Shannon Payne, business owner and resident

Ms. Payne stated that the shelter has caused problems for her and her family and employees. They feel like they are in danger. She was informed by St. Vincent DePaul that they are not going to be helping to support the shelter this year. The people using the church are abusing the system because they don't want to follow the rules of the established regional shelters. She explained some of the encounters they have had with the people using the shelter.

The Council understands the need to help the homeless when the weather is bad, but they feel it is important to protect our citizens first. The church on Pine Street is not the appropriate place to help these people.

**Ellie George made a motion Directing the City Manager and City Attorney to Draft a Letter to the Calvary Temple Church outlining the need to discontinue further operation of the warming shelter.** David Douglas seconded. Roll call: Hank Williams, yes; Bruce Dingler, yes; Kelly Geiger, yes; Allen Broderick, yes; David Douglas, yes; Rick Samuelson, yes; and Ellie George, yes. Motion approved.

#### **C. Discussion of Streets and Storm Drain Ownership within the Hidden Grove/Green Valley Area**

Mr. Samitore explained that the Homeowners Association for Hidden Grove/Green Valley requested that the City analyze and evaluate whether the subdivision's current private street and storm drain infrastructure could become publically owned. The storm drain system has been cleaned and analyzed by city staff and they are in good condition. The street system was not originally constructed to city standards and there are many deficiencies when compared with a standard city street. There are problems with the street and stop signs, street widths, and construction. The sidewalks are the biggest issue for the City to take over. They were not constructed to be ADA compliant. The sidewalk issue would need to be resolved before the city can take ownership of the street system or we would be in non-compliance with the law. There was discussion of the cost to update the street system. There may be issues regarding the width of the sidewalks because of structures.



Council would recommend taking ownership and maintenance of the Storm Drain System but not of the Street System. If the subdivision can bring the streets up to city standard or at least take care of the sidewalk issues the city could revisit this issue again.

**Allen Broderick made a motion to agree to take over ownership and maintenance of the Storm Drain System of Hidden Grove/Green Valley Subdivision but not the Streets or sidewalks at this time.** Rick Samuelson seconded. Roll call: Hank Williams, yes; Bruce Dingler, yes; Kelly Geiger, yes; Allen Broderick, yes; David Douglas, yes; Rick Samuelson, yes; and Ellie George, yes. Motion approved.

**D. Discussion of Restriping South 99 from Pine to Bush Street to Include Bicycle Lanes**

Mr. Samitore explained that staff has contacted all of the business owners along South Front Street from E. Pine Street to Bush Streets. All of the owners agreed to the change and adding bicycle lanes. This will make the travel lanes a little skinnier than they currently are. We are hoping this will help slow traffic along the corridor.

There was discussion that slowing the traffic on Hwy 99 will push traffic on to the side streets. Mr. Samitore does not think that will happen, this will only slow them down a little, it would still be slower traffic on side streets.

**Allen Broderick made a motion to approve the re-striping of South Front Street from E. Pine Street to Bush Street to include narrowed travel lanes and on-street bicycle lanes.** David Douglas seconded. Roll call: Hank Williams, yes; Bruce Dingler, yes; Kelly Geiger, Abstain; Allen Broderick, yes; David Douglas, yes; Rick Samuelson, yes; and Ellie George, yes. Motion approved.

**X. MAYOR'S REPORT**

Mayor Williams reported that he attended:

- The Medford Water Commission meeting.
- A Medford Chamber Forum.
- The Greenway 20 mile bike path grand celebration.

**XI. CITY MANAGER'S REPORT**

Mr. Clayton reported that:

- He has talked to the City Attorney regarding forced annexation when a property sells. We have a legal authority to force annexation but not to require a property to annex if it changes ownership.
- There is a Central Point Chamber mixer on October 28<sup>th</sup>, everyone is invited to attend. It will be held at the Chamber office.
- He attended the Chamber Greeters at Goodwill this week.
- There is a citizen interested in Central Point becoming a Bee City. She would like to pursue the option of Bee Keeping in the city limits.

- We have received an Annexation Application for the new Jackson County Justice Court. It will come before the Council in December.
- Community Planner Stephanie Holtey will be working on the 2014/15 Community Survey this year.

## **XII. COUNCIL REPORTS**

Council Member Allen Broderick reported that he attended the Parks and Recreation Commission and Multicultural Committee meetings.

Council Member Bruce Dingler reported that he attended the Study Session.

There were no other Council reports.

## **XIII. DEPARTMENT REPORTS**

Parks and Public Works Director Matt Samitore reported that:

- The Freeman Road Construction project came in under projected costs. The main reason is because of the decline in gas prices.
- Mr. Sutton is not willing to sell the property located at Hamrick and Bebee unless the city is going to give him 6 months to live on the property rent free. He would need this time to find a new home and move. There are other options the city can review in regards to the intersection improvements. Staff will put this issue on hold for now and review the other options.

Community Development Director Tom Humphrey reported that the Planning Commission will be looking at the CP-4 expansion to the Urban Growth Boundary with the Jackson County Planning Commission on November 20<sup>th</sup>.

## **XIV. EXECUTIVE SESSION - None**

## **XV. ADJOURNMENT**

**Bruce Dingler moved to adjourn**, Rick Samuelson seconded, all said "aye" and the Council Meeting was adjourned at 9:02 p.m.

The foregoing minutes of the October 23, 2014, Council meeting were approved by the City Council at its meeting of November 13, 2014.

Dated:

\_\_\_\_\_  
Mayor Hank Williams

ATTEST:

\_\_\_\_\_  
City Recorder



**ADMINISTRATION DEPARTMENT**

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140 South 3<sup>rd</sup> Street · Central Point, OR 97502 · (541) 664-7602 · www.centralpointoregon.gov

**STAFF REPORT**  
November 13, 2014

**AGENDA ITEM: Appointment of Darlene Taylor to the Central Point Multicultural Committee**

**STAFF SOURCE:**

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Deanna Casey, City Recorder

**BACKGROUND/SYNOPSIS:**

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The City has received an application from Darlene Taylor to become a member of the Central Point Multicultural Committee. Currently the committee has four members Amy Sweet, Chair; Christina Garrett; Cherie Reeves-Rutledge and Candice Clements.

The Term for Mrs. Taylor will end December 31, 2016. The terms for this committee are for three years. There is one meeting left in 2014. Scheduling this term to end in 2016 will vary the end dates for the current terms.

**FISCAL IMPACT:**

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There is no financial impact to the City.

**ATTACHMENTS:**

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Committee Application from Darlene Taylor

**RECOMMENDATION:**

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Approval of Consent Agenda.

**PUBLIC HEARING REQUIRED:**

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No

**SUGGESTED MOTION:**

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I move to approve the Consent Agenda as presented.



APPLICATION FOR APPOINTMENT TO  
CITY OF CENTRAL POINT COMMITTEE

1173 Glen Grove, C.P.

Name: Darlene V Taylor Date: 10/17/14

Address: mailing PO Box 367 Medford OR 97501

Home Phone: 541326/2655 Business Phone: Same Cell Phone: Same

Fax: \_\_\_\_\_ E-mail: daat52013@yahoo.com

Are you a registered Voter with the State of Oregon? Yes  No \_\_\_\_\_

Are you a city resident? Yes  No \_\_\_\_\_

Which Committee(s) would you like to be appointed to: \_\_\_\_\_

*(Dates of meetings are listed at the end of this application. Please make sure those dates work with your schedule before you apply. Council and Planning Commission members are required to file*

*Ethics reports to the State of Oregon.)*  
Multicultural and citizens Advisory Committee

Employment, professional, and volunteer background:  
See attached

Community affiliations and activities:

vice chair, Citizen Advisory Board, Soptv  
Boy Scout Council (Crater Lake Big Pines)  
Chair, Activities

Previous City appointments, offices, or activities:

AIFF, children's miracle network, Children FIRST  
of Oregon, OR Women's Health &  
State of Oregon Women's Commission Wellness  
Newberg Planning Commission  
Candidate State Representative, District #4

As additional background for the Mayor and City Council, please answer the following questions.

1. Please explain why you are interested in the appointment and what you would offer to the community.

I always like to give back to my community and I believe more support and input from the community is beneficial.

2. Please describe what you believe are the major concerns of the City residents and businesses that this committee should be concerned about.

Population growth  
Protection of environment  
energizing businesses and downtown

3. Please provide any additional information or comments which you believe will assist the City Council in considering your application.

All local citizens need to be included in city's decisions.  
More living wage jobs need to be generated.

4. Do you anticipate that any conflicts of interest will arise if you are appointed; and if so, how would you handle them?

None

**Meeting Dates (All meeting dates are subject to change or additions, times vary for each committee):**

Arts Commission: Meeting dates vary

• Citizens Advisory Committee: 2<sup>nd</sup> Tuesday of every quarter.

Council Meetings: 2<sup>nd</sup> and 4<sup>th</sup> Thursday of each month

Council Study Sessions: 3<sup>rd</sup> Monday of each month (subject to change)

• Multicultural Committee: 2<sup>nd</sup> Monday Quarterly

Planning Commission: 1<sup>st</sup> Tuesday of each month

Parks and Recreation Committee/Foundation: Meeting dates vary

My signature affirms that the information in this application is true to the best of my knowledge. I understand that misrepresentation and/or omission of facts are cause for removal from any council, advisory committee, board or commission I may be appointed to. All information/documentation related to service for this position is subject to public record disclosure.

Date: 10/17/14

Signature: Darlene V Taylor

**DARLENE V. TAYLOR**

**P.O. Box 367**

**Medford, OR 97501**

**541 326-2655**

**daart52013@yahoo.com**

**Dedicated, hardworking person with high level of commitment and integrity. team building and strong leadership skills, creative problem solving, crisis management, devotion to community development and support, inter-agency negotiations, conflict resolution, technical skills and large project management skills.**

**Education**

**\*\*Southern Oregon University, Ashland, OR**

**Bachelor of Science (B.S.) Business Management**

**\*\*Jackson County Sheriff's Department Training Program: Conflict resolution, restraint techniques and de-escalation**

**\*\*Tektronix, Inc. Management School - Portland State University, Portland, OR**

**Business, Management, Marketing, Electronics, Training, Quality Control and IT**

**Experience**

**\*\*Owner/Manager, Taylor and Associates 1990 - Present**

**Real estate development and rental management. Rental applications, collect rents, maintenance and FED's.**

**\*\*Juvenile Counselor/Security, Jackson County Juvenile Detention**

**1991 - 1997**

**Supervise juveniles in lockdown, conduct bookins/pat downs, prepare files/reports, attend court as needed, work with families, counselors, law enforcement, medical and court staff. Specialized training with Jackson County Sheriff's Department; conflict resolution, restraint techniques, de-escalation training, on-site personal evaluation of detainees, security training, pat downs, drug identification training and safety kit usage training (HAZMAT), CPR and First Aid certification; substitute teacher in juvenile classroom**

**\*\*Research Analyst, Tecolote Research, Inc.**

**July 1984 - March 1989**

**Research, prepare presentations and travel to customer's location - satellite systems, AWACS, AEGIS projects, attend training and orientation sessions regarding special projects, maintain high level security of research results, write and test code, study Jane's and other pertinent materials, review prototypes, observe missile shots.**

**\*\*Support Group Manager, Tektronix Component Solutions**

**September 1979 - August 1984 Beaverton, Oregon**

**Manage Support Group - Safety, Training, Computer Support, Engineering and Quality Control. Completed Tektronix management training. Designed and implemented component failure reporting system for Oscilloscope Division. Wrote software and designed system. Worked with management, engineering, quality control and production. Worked on GANTT charting and long range planning; CAD/CAM. Assisted with new plant and robotics in Vancouver, WA.**

**\*\*Administrative Assistant, KWAC Radio/TV stations**

**Supervise traffic, office and work with production and marketing; assure FCC compliance and reporting; attend special marketing training/presentations.**

**\*\*Assistant to Commander, Camp LeJeune Naval Hospital**

**Assist with design and set up of new computer systems; assist with whole blood exchange program with Bethesda Naval Hospital.**

**Darlene V. Taylor**

**SOPTV – Southern Oregon Public Television Citizen Advisory Board - Vice Chair**

**OCFW – Oregon Commission for Women - Commissioner**

**ORS - Legislation Review and Development**

**GSA – Girl Scouts of America - Leader**

**BSA – Boy Scouts of America - District Committee Member, Assistant Scoutmaster,  
Scout Reach Supervisor, Cub Scout and WEBLOS leader, Woodbadge Advanced Leader**

**AIFF – Ashland Independent Film Festival**

**SMART - Start Making a Reader Today**

**KTVL Kid's Day**

**VIPS – Volunteer in Public Schools and PTO Volunteer**

**Special Education Advocate**

**Children First For Oregon**

**STAND DOWN - Veterans Services**

**Care packages - prepared/shipped Care packages to soldiers**

**DREAM - Girls Prom Dresses on loan - Organizer (Princess for a Day)**

**White House Council on Women and Girls**

**Oregon Women's Health and Wellness**

**Planned Parenthood - Legislative Action Team Member and Escort**

**VIPS - Volunteer in Police Service - Foot Patrol**

**Neighborhood Watch - Organizer**

**Planning Commission Member**



**Children's Miracle Network**

**Church Youth Group Leader**

**Hospital Volunteer - Naval Hospital and Private Hospital**

**AAUW - American Association of University Women**

**Southern Oregon Antique/Historical Society**

**Providence Hospital Festival of the Trees**



Central Point Police  
155 South Second Street  
Central Point, OR 97502  
(541) 664-5578  
(541) 664-2705 (fax)  
police@centralpointoregon.gov

# Memo

To: Honorable Mayor Williams  
From: Captain Brian Day  
Date: October 24, 2014  
Re: Crown Market 400

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Files of the Central Point Police Department contain no information pertinent to the request.

Respectfully,

A handwritten signature in black ink, appearing to read "Brian Day". The signature is stylized with loops and a long horizontal stroke.

Captain Brian Day

Central Point Police Department



# OREGON LIQUOR CONTROL COMMISSION LIQUOR LICENSE APPLICATION

**Application is being made for:**

<p><b>LICENSE TYPES</b></p> <input type="checkbox"/> Full On-Premises Sales (\$402.60/yr) <ul style="list-style-type: none"> <li><input type="checkbox"/> Commercial Establishment</li> <li><input type="checkbox"/> Caterer</li> <li><input type="checkbox"/> Passenger Carrier</li> <li><input type="checkbox"/> Other Public Location</li> <li><input type="checkbox"/> Private Club</li> </ul> <input type="checkbox"/> Limited On-Premises Sales (\$202.60/yr) <input checked="" type="checkbox"/> Off-Premises Sales (\$100/yr) <ul style="list-style-type: none"> <li><input type="checkbox"/> with Fuel Pumps</li> </ul> <input type="checkbox"/> Brewery Public House (\$252.60) <input type="checkbox"/> Winery (\$250/yr) <input type="checkbox"/> Other: _____	<p><b>ACTIONS</b></p> <input type="checkbox"/> Change Ownership <input checked="" type="checkbox"/> New Outlet <input type="checkbox"/> Greater Privilege <input type="checkbox"/> Additional Privilege <input type="checkbox"/> Other _____
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**90-DAY AUTHORITY**  
 Check here if you are applying for a change of ownership at a business that has a current liquor license, or if you are applying for an Off-Premises Sales license and are requesting a 90-Day Temporary Authority

**APPLYING AS:**  
 Limited Partnership    Corporation    Limited Liability Company    Individuals

**CITY AND COUNTY USE ONLY**

Date application received: 10/21/14

The City Council or County Commission: CITY OF CENTRAL POINT  
(name of city or county)

recommends that this license be:

 Granted    Denied

By: \_\_\_\_\_  
(signature) (date)

Name: \_\_\_\_\_

Title: \_\_\_\_\_

---

**OLCC USE ONLY**

Application Rec'd by: [Signature]

Date: 16 Oct 14

90-day authority:  Yes    No

1. Entity or Individuals applying for the license: [See SECTION 1 of the Guide]

① TARAN HOLDING LLC ③ \_\_\_\_\_

② \_\_\_\_\_ ④ \_\_\_\_\_

2. Trade Name (dba): CROWN MARKET 400

3. Business Location: 1205 PLAZA BLVD, SUITE #A, CENTRAL POINT, JACKSON, OREGON 97502  
(number, street, rural route) (city) (county) (state) (ZIP code)

4. Business Mailing Address: SAME  
(PO box, number, street, rural route) (city) (state) (ZIP code)

5. Business Numbers: 541-514-9661 541-897-4441  
(phone) (fax)

6. Is the business at this location currently licensed by OLCC?  Yes  No

7. If yes to whom: N/A Type of License: \_\_\_\_\_

8. Former Business Name: N/A

9. Will you have a manager?  Yes  No Name: AMRIK BAGRI  
(manager must fill out an Individual History form)

10. What is the local governing body where your business is located? CITY OF CENTRAL POINT  
(name of city or county)

11. Contact person for this application: AMRIK BAGRI 541-514-9661  
(name) (phone number(s))  
3503 S PACIFIC HWY, MEDFORD, OR 97501 541-897-4441 CMARKETNDELI@GMAIL.CC  
(address) (fax number) (e-mail address)

I understand that if my answers are not true and complete, the OLCC may deny my license application.

**Applicant(s) Signature(s) and Date:**

① Amrajit Kaur Date 10-15-14 ③ \_\_\_\_\_ Date \_\_\_\_\_

② Amrik Bagri Date 10-15-14 ④ \_\_\_\_\_ Date \_\_\_\_\_

Dear Mayor Williams,

This year, on Tuesday, December 2, 2014, **Hearts With A Mission** is part of a call to action that will change the calendar and help make history. We are celebrating a day dedicated to giving - when charities, families, businesses, community centers, students, retailers and more will all come together for **#GivingTuesday** - a movement to celebrate giving and encourage more, better and smarter giving during the Holiday Season that we are proud to be part of.

U.S. Mayors from around the country have supported the movement in their area. Mayors from Chicago, Philadelphia, Los Angeles, New York, and many other smaller cities and towns formally endorsed **#GivingTuesday**. The White House also publically supported **#GivingTuesday**.

In 2013, more than 10,000 partners worldwide participated. Through the power of social media, more than 3 billion people helped spread the word, resulting in milestone trending Twitter and most importantly, a 270% increase in donations.

As a **#GivingTuesday** partner from Jackson County, we would like to respectfully request that the City of Central Point officially proclaim December 2, 2014 as **#GivingTuesday**. The City of Central Point can really help to take **#GivingTuesday** from something that was big to something that will really change the way we think about philanthropy and community service for generations to come.

The campaign provides a framework and ideas for people to choose their own best way to contribute to their communities and will provide the citizens of Central Point with an opportunity to share their giving story.

For additional information, please visit the **#GivingTuesday** website at [www.givingtuesday.org](http://www.givingtuesday.org).

It would truly be an honor to have the City of Central Point formally proclaim **#GivingTuesday** as a day of giving. Thank you for considering our request. Should you decide to approve our request, I would be happy to provide example content for use in the proclamation.

Respectfully,

**Jason Mook | Hearts With A Mission**  
521 Edwards St | Medford, OR 97501  
**O:** (541) 646-7385 | **C:** (253) 219-5259  
**W:** [www.heartswithamission.org](http://www.heartswithamission.org)

# #GivingTuesday Proclamation

**WHEREAS**, Giving Tuesday was established as a national day of giving on the Tuesday following Thanksgiving; and

**WHEREAS**, Giving Tuesday is a celebration of philanthropy and volunteerism where people give whatever they are able to give; and

**WHEREAS**, Giving Tuesday is a day where citizens work together to share commitments, rally for favorite causes, build a stronger community, and think about other people; and

**WHEREAS**, it is fitting and proper on #GivingTuesday and on every day to recognize the tremendous impact of philanthropy, volunteerism, and community service in the City of Central Point; and

**WHEREAS**, #GivingTuesday is an opportunity to encourage citizens to serve others throughout this holiday season and during other times of the year.

**NOW THEREFORE, I, Hank Williams, Mayor of Central Point, do hereby proclaim December 2, 2014 as**

## **" #GivingTuesday"**

in the City of Central Point, and encourage all citizens to join together to give back to the community in any way that is meaningful.

IN WITNESS WHEREOF, I hereby set my hand this \_\_\_\_\_, day of November, 2014.

\_\_\_\_\_  
Mayor Hank Williams  
City of Central Point



November 4, 2014

Dear Mayor Williams:

As your constituent, I am writing on behalf of the Pancreatic Cancer Action Network and the estimated 39,590 Americans who will die of pancreatic cancer in 2014, approximately 550 of whom live in Oregon. In 2014, pancreatic cancer will afflict more than 46,420 Americans, 73% of whom will die within one year of their diagnosis, and 94% of whom will die within five years of diagnosis.

My husband, Philip Schwimmer, a local architect in the valley for over twenty years was diagnosed with this devastating cancer in late summer, 2010. As a healthy, energetic 68 year old, he had no distinguishing symptoms except unrelenting back and stomach pain for a month or so before he saw his physician. As often happens with this cancer, the grim diagnosis comes after the disease process is rampant and life span shortened. In the fall of 2012, his quality of life became more important than his longevity. He died two years after being diagnosed, still sure he could beat the odds.

To date, pancreatic cancer is the fourth leading cause of cancer death in the United States, the third leading cause of cancer death in Oregon and it is the only major cancer with a five-year relative survival rate in the single digits at just six percent. Furthermore, the incidence and death rate for pancreatic cancer are increasing, and pancreatic cancer is anticipated to move from the fourth to the second leading cause of cancer-related death in the U.S. by 2020. We need your help to shine a spotlight on this disease and finally make progress in developing treatments and early detection tools. By issuing a proclamation supporting the observance of November 2014 as Pancreatic Cancer Awareness Month in Central Point Oregon, you can help us to raise awareness in our community.

I have attached a draft of the proclamation text for your review. I am happy to provide additional official Pancreatic Cancer Action Network material, including pancreatic cancer facts and statistics and NCI funding information, upon request.

We request that a total of two originals of the proclamation to be made available for our records. Please contact me at 541-821-2460 with any questions. I look forward to working with you to issue a proclamation that will recognize November as Pancreatic Cancer Awareness Month and bring much needed attention to this deadly disease. Thank you for your interest in this important issue.

Sincerely,

Merrell Schwimmer

# Pancreatic Cancer Awareness Proclamation

**WHEREAS** in 2014, an estimated 46,420 people will be diagnosed with pancreatic cancer in the United States and 39,590 will die from the disease;

**WHEREAS** pancreatic cancer is one of the deadliest cancers, is currently the fourth leading cause of cancer death in the United States and is projected to become the second by 2020;

**WHEREAS** pancreatic cancer is the only major cancer with a five-year relative survival rate in the single digits at just six percent;

**WHEREAS** when symptoms of pancreatic cancer present themselves, it is generally late stage, and 73 percent of pancreatic cancer patients die within the first year of their diagnosis while 94 percent of pancreatic cancer patients die within the first five years;

**WHEREAS** approximately 550 deaths will occur in Oregon in 2014;

**WHEREAS** the the Recalcitrant Cancer Research Act was signed into law in 2012, which calls on the National Cancer Institute to develop a scientific frameworks, or strategic plans, for pancreatic cancer and other deadly cancers, which will help provide the strategic direction and guidance needed to make true progress against these diseases; and

**WHEREAS** the Pancreatic Cancer Action Network is the national organization serving the pancreatic cancer community in the City of Central Point and nationwide through a comprehensive approach that includes public policy, research funding, patient services, and public awareness and education related to developing effective treatments and a cure for pancreatic cancer;

**WHEREAS** the Pancreatic Cancer Action Network and its affiliates in the City of Central Point support those patients currently battling pancreatic cancer, as well as to those who have lost their lives to the disease, and are committed to nothing less than a cure;

**WHEREAS** the good health and well-being of the residents of the City of Central Point are enhanced as a direct result of increased awareness about pancreatic cancer and research into early detection, causes, and effective treatments; therefore be it

**NOW THEREFORE, I, Hank Williams, Mayor of Central Point, do hereby declare November 2014, as**

**“Pancreatic Cancer Awareness Month”**

IN WITNESS WHEREOF, I hereby set my hand this 13th, day of November, 2014.

---

Mayor Hank Williams  
City of Central Point

# **Resolution**

## **Annexation of 4173 Hamrick**



**City of Central Point, Oregon**  
140 S 3rd Street, Central Point, OR 97502  
541.664.3321 Fax 541.664.6384  
[www.centralpointoregon.gov](http://www.centralpointoregon.gov)



**Community Development**  
Tom Humphrey, AICP  
Community Development Director

**STAFF REPORT**  
November 13, 2014

**AGENDA ITEM: FILE NO: 14018**

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Annexation of 4173 Hamrick Road comprising 1.01 acres. This application does not include a zone change because the site has already been assigned a comprehensive plan and zoning designation of Tourist and Office Professional/C-4. It is identified on the Jackson County Assessor's map as 37 2W 03C Tax Lot 3300. **Applicant:** Jackson County.

**STAFF SOURCE:**

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Stephanie Holtey, Community Planner II

**BACKGROUND:**

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Jackson County is in the process of acquiring the subject site with the intent of developing the site as the Justice Court. The County is requesting annexation before moving forward with the purchase and subsequent site improvements.

The Planning Department sent a letter to area property owners to invite participation in this annexation. No requests have been received. The subject property is adjacent to the city limits along all property lines as illustrated by the site map, Attachment A.

Currently the subject property is vacant and zoned by Jackson County as Rural Residential 2.5 (RR-2.5). It is designated C-4, Tourist and Office Professional on the City's Comprehensive Plan and Zoning Map. When annexed, the property will no longer have a County zoning classification. A Justice Court, considered a government office, is a permitted use in the C-4 zoning district.

**AUTHORITY:**

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ORS 222.125 authorizes annexation of property contiguous to cities when all of the owners of land and a majority of electors consent. CPMC 1.20 vests the City Council with the authority to order the annexation of unincorporated territory in the Urban Growth Boundary into the City of Central Point.

This annexation is a 'full consent annexation' since the property owner has consented in writing to the annexation.

## **Annexation Criteria:**

1. **Written Consents:** The annexation application includes written consent to annex from 100% of the property owners and a majority of the electors within the annexation territory, who have signed the annexation petition, which is evidence of written consent to annexation (Attachment C, Exhibit C). Accordingly, pursuant to ORS 222.125 and CPMC 1.24.020, the City Council may order the annexation without notice, hearing or election.
2. **Contiguous to City Limits:** Pursuant to ORS 222.111, territory proposed for annexation must be contiguous to the City or separated from it only by a public right-of-way or a stream, lake or other body of water. The subject annexation area is contiguous to Central Point to the north, west, east and south.
3. **Within Urban Growth Boundary (UGB):** The annexation territory is within the Urban Growth Boundary of Central Point and is in compliance with the City-County Urban Growth Boundary and Policy Agreement of September 1984 and amended in 1998.
4. **Orderly Provision of Public Facilities:** The City-County Urban Growth Boundary and Policy Agreement requires that, in considering an annexation, urban facilities and services must be adequate in condition and capacity to accommodate the additional level of growth allowed by the Comprehensive Plan within the annexation area prior to or concurrent with the development. Public Works and Rogue Valley Sewer Services have reviewed the existing public facilities and their proximity to the annexation area and concluded that public facilities can be provided or extended to the site. Any future enhancements of these facilities made necessary by development of the annexation area will be the responsibility of the developer and regulated through the City's land use application process. This will result in an orderly provision of public facilities to the annexation area.
5. **Duly noticed and advertised notice of public hearing:** Pursuant to ORS 222.120 notice of the November hearing before the City Council was published twice, November 3, 2014 and November 10, 2014, in the Mail Tribune newspaper and notice was posted in four (4) public locations. In addition, on October 23, 2014 notice was mailed to each property owner of record within 100 feet of the proposed annexation.

## **ISSUES:**

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There are two issues relative to this application:

1. **Hamrick Road Jurisdiction.** The County submitted a letter (Attachment "B") addressing the County's Local Road jurisdiction of Hamrick Road and recommended that the City assume road jurisdiction and annex the entire road right-of-way. City staff talked to County staff about the current status of Hamrick Road and the intended use of the area being annexed (County Court Building). Consequently, the City does not intend to assume jurisdiction of Hamrick Road at this time.

2. **Hamrick Road Annexation.** The proposed annexation does not include any portion of the Hamrick Road right-of-way. Based on the City's prior annexation records, portions of Hamrick Road right-of-way were annexed in 1998 per Resolution No. 821 and the remainder was annexed in 2003 per Resolution No. 998. The applicant is preparing a revised Preliminary Plat Map (Attachment C, Exhibit B) illustrating the current City limits in relation to the proposed annexation location. The revised exhibit map will be recorded with the resolution should the Council approve the annexation request.

**ATTACHMENTS:**

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- Attachment "A"- Graphic Illustration of the subject property
- Attachment "B"- Jackson County Letter dated October 28, 2014
- Attachment "C"- Resolution No. \_\_\_ Ordering Annexation
  - Exhibit A: Written Description
  - Exhibit B: Annexation Depiction Map
  - Exhibit C: Annexation Petition

**ACTIONS:**

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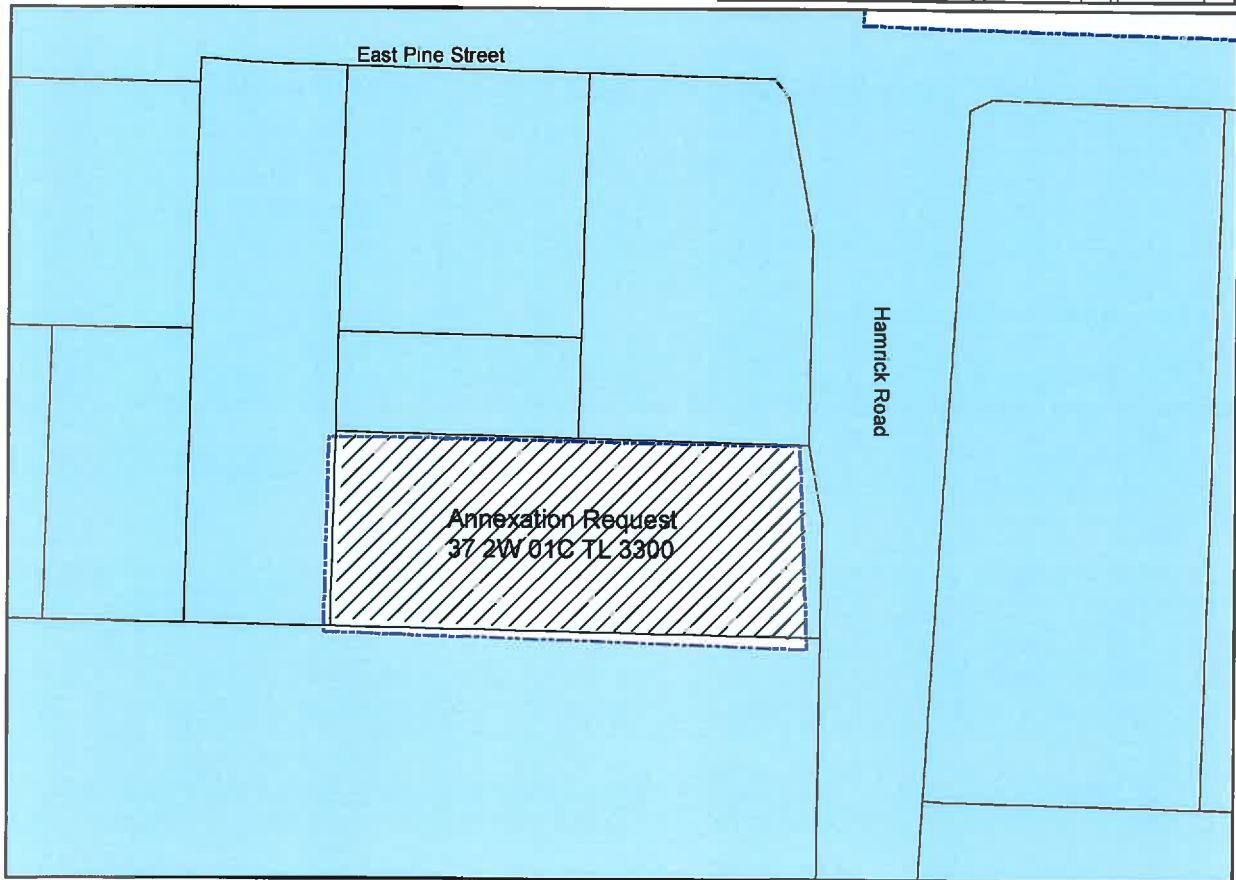
Consider the request to annex approximately 1.01 acres located at 37 2W 03C Tax Lot 3300 and 1) approve Resolution No. \_\_\_ Ordering Annexation; 2) approve with revisions; or 3) deny the request.

**RECOMMENDATION:**

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Approve Resolution No. \_\_\_\_ A Resolution to Annex 1.01 Acres, located at 4173 Hamrick Road and Identified on the Jackson County Assessor's Map as 37 2W 03C, Tax Lot 3300.

Jackson County Annexation  
4173 Hamrick Road  
37 2W 01C TL 3300



**LEGEND**

-  City Limits
-  Annexation Area

File No. 14018  
Source: Stephanie Holley  
Community Planner II  
October 22, 2014



# JACKSON COUNTY

## Roads

### Roads Engineering

Kevin Christiansen  
Construction Manager

200 Antelope Road  
White City, OR 97503  
Phone: (541) 774-8255  
Fax: (541) 774-8295  
christke@jacksoncounty.org

www.jacksoncounty.org

October 28, 2014

Attention: Stephanie Holtey  
City of Central Point Planning  
140 south Third Street  
Central Point, OR 97502

RE: Annexation off Hamrick Road – a county-maintained road.  
Planning File: 14018; 37-2W-03C Tax Lot 3300.

Dear Stephanie:

Thank you for the opportunity to comment on this Tentative Plan Application for a two lot minor partition on South Front Street, General Commercial Zoning District. Jackson County Roads has the following comments:

1. When the property is developed, the applicant shall submit construction drawings to Jackson County Roads and obtain county permits if required.
2. Jackson County Roads would like to review and comment on the hydraulic report, including the calculations and drainage plan, for any new development on the subject property. Capacity improvements or on site detention, if necessary, shall be installed at the expense of the applicant.
3. The Board of County Commissioners Order No. 6-99, adopted the 7<sup>th</sup> day of January, 1999, recommends that the city request road jurisdiction and annex the entire road right-of-way, pending amendment of the Urban Growth Boundary Management Agreement.
4. Please note that Hamrick Road along this section of road is a County Local Road and is county-maintained. The Average Daily Traffic Count 150 feet west of Table Rock Road was 799 ADT on August 2014.

Sincerely,

Kevin Christiansen  
Construction Manager

RESOLUTION NO. \_\_\_\_\_

**A RESOLUTION TO ANNEX 1.01 ACRES,  
LOCATED AT 4173 HAMRICK ROAD AND  
IDENTIFIED ON THE JACKSON COUNTY  
ASSESSOR'S MAP AS 37 2W 03C, TAX LOT 3300.  
APPLICANT: JACKSON COUNTY**

**RECITALS:**

- A. Jackson County is in the process of purchasing 4173 Hamrick Road, currently owned by Jack Arrell, and generally described by Exhibit A, which is not located within the City of Central Point city limits. The Central Point City Council (the Council) is authorized under ORS 222.120 to hold a public hearing for annexation proceedings without an election for annexation.
- B. On November 13, 2014 the Council conducted a duly noticed public hearing on the annexation application, at which time it reviewed the City staff report, heard testimony and comments on the application to annex the 1.01 acre property specifically described in attached Exhibits "A" Written Description and Exhibit "B" Annexation Depiction Map.
- C. The City Manager, or designee, will transmit a copy of this resolution to the Oregon Secretary of State, and this annexation is effective when filed with the Oregon Secretary of State pursuant to ORS. 222.180.
- D. This annexation is a full consent annexation as Jack Arrell has consented to the annexation, attached petition Exhibit "C".

The City of Central Point resolves as follows:

**Section 1:** The property at 4173 Hamrick Road, described in the above recitals and set forth in attached Exhibits "A" and "B" is proclaimed to be annexed to the City of Central Point.

Passed by the Council and signed by me in authentication of its passage this \_\_\_\_ day of \_\_\_\_\_, 2014.

\_\_\_\_\_  
Mayor Hank Williams

ATTEST:

\_\_\_\_\_  
City Recorder

Resolution No. \_\_\_\_\_

Exhibit "A"

Annexation Description of Land into the City of Central Point, Oregon

Located in Township 37 South Range 2 West, Section 1, W.M.; Jackson County, Oregon.

Commencing at the Southeast corner of Donation Land Claim 55, Township 37 South, Range 2 West, W.M.; thence S 02° 55' W, 461.00 feet to the point of beginning being the southeast corner of those lands described in document 2011-016446 located on the west right of way line of Hamrick Road (a county road). Leaving said point of beginning along the south line of document 2011-016446 S 89° 52'W, 336.00 feet to the southwest corner of said document, thence along the west line of the aforementioned document N 0°07'W, 131.00 feet to the southwest corner of volume 548, page 501; thence N 89°52'E, 323.00 feet along the south line of volume 548 page 501 and volume 503 page 143 to a point on the west line of relocated Hamrick Road described document 1994-25181. Thence southerly along the west line of Hamrick Road to the point of beginning.

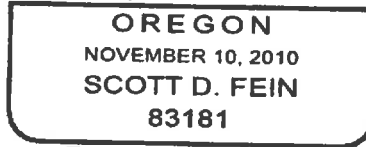
Basis of bearings: Survey 20490

This legal description is for a description of land to be annexed into the City of Central Point and is not intended to authoritatively describe the boundary of real property for conveyance purposes; the intent being strictly for annexation and zoning purposes only.

Prepared By:  
Scott Fein, PLS, CWRE, CFEDS  
Jackson County Surveyor



*Scott Fein* 10/7/14



Renews 12/31/20 15

# Annexation Plat To The City Of Central Point

EXHIBIT " B "

**JACKSON COUNTY**  
OREGON

**SURVEYOR**

10 S. Oakdale Ave.  
Room 318  
Medford OR, 97501  
541-774-6181  
feinsof@jacksoncounty.org



1 inch = 100 feet

- City Of Central Point
- Annexation Property
- Jackson County Assessor Taxlots
- PLSS Section

**Annexation Property**

Account # 1-016566-1  
Taxlot # 372W01C 3300

Fee Owner: Jack Dennis Arnell, Trustee  
Purchaser: Jackson County, Oregon  
Municipal Corporation

Prepared By:  
Scott Fein, PLS, CWRE, CFEDS  
Jackson County Surveyor

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Scott Fein* 10/11/14

OREGON  
SCOTT B. FEIN  
621191  
Expires 12/31/2017

4173 Hamrick Annexation.mxd 14-21-2015 10:07:14





**ANNEXATION PETITION**

The undersigned hereby request and consent to the annexation to the City of Central Point, Oregon, of the real property contiguous thereto described in Exhibit "A" attached hereto and by this reference made a part of the within petition.

By their signature hereto, the undersigned certify that they are either "owners" of land in the territory proposed to be annexed as described in Exhibit "A", or are "electors" registered in the territory proposed to be annexed as described in Exhibit "A".

This petition, containing the request and consent to said annexation, must be filed with the Central Point City Council on or before the date of the public hearing to be held upon the proposed annexation pursuant to ORS 222.120.

"Owner" is defined by ORS 222.120 as meaning the legal owner of record or, where there is a recorded land contract which is in force, the purchaser thereunder. If there is multiple ownership in a parcel of land, each consenting owner shall be counted as a fraction of the same extent as the interest of the owner in the land bears in relation to the interest of the other owners, and the same fraction shall be applied to the parcel's land mass for purposes of the consent petition. If a corporation owns land in a territory proposed to be annexed, the corporation shall be considered to be the individual owner of that land.

"Elector" is defined in said statute as an individual qualified to vote under Article II, Section 2 of the Oregon Constitution, which in turn requires that the individual be 18 years of age or older, a resident of the area in question, and registered to vote as required by applicable state law. Furthermore, ORS 222.270(2) requires that electors petitioning for annexation be registered in the territory proposed to be annexed.

Name/Address	Elector Or Property Owner?	Signature	Date
Jack Arrell 1565 Champion Ave Las Vegas NV 89142	<input checked="" type="radio"/>	DocuSigned by: Jack Arrell <small>002572000DA7420...</small>	10/9/2014

Annexation Petition  
Revised 9/26/06

# **Resolution**

# **CP - 4D Conceptual Plan**



**STAFF REPORT**

November 13, 2014

**AGENDA ITEM: File No. 14008**

Consideration of a Resolution to Approve a Conceptual Land Use and Transportation Plan for CP-4D, An Urban Reserve Area of the City of Central Point. **Applicant:** City of Central Point.

**STAFF SOURCE:**

Tom Humphrey, AICP

**BACKGROUND:**

The City’s Regional Plan Element includes a provision that prior to expansion of the urban growth boundary into an urban reserve area it is necessary to adopt a concept plan for the affected urban reserve. Given the pending urban growth boundary application that includes parts of CP-4D, it is necessary that a concept plan be prepared and adopted for CP-4D. At the May 6<sup>th</sup> Planning Commission meeting a draft of the CP-4D Concept Plan was reviewed and discussed, with direction by the Planning Commission to distribute the document to affected agencies for comment. RVMPO, the Rogue River Valley Irrigation District, Jackson County, and ODOT have all provided their comments which have been incorporated into the plan. The Citizen’s Advisory Committee has also reviewed and recommended approval of the plan.

At the November 4<sup>th</sup> Planning Commission meeting the final Draft of CP-4D (Attachment “A” ) was recommended to the City Council for approval.

**ISSUES:**

At this time the CP-4D Concept Plan has been reviewed by all interested agencies and comments incorporated in to the final draft (Attachment “A”). No major changes to Concept Plan CP-4D resulted from affected agency, CAC or Planning Commission review. The Conceptual Plan will establish the City’s intentions for future land use designations, zoning, transportation networks and other infrastructure when it comes time to expand its Urban Growth Boundary. The Concept Plan is a general land use guide (a first generation refinement) prepared in accordance with, and intended to facilitate implementation of the City’s Regional Plan Element.

**EXHIBITS/ATTACHMENTS:**

- Attachment “A – CP-4D Concept Plan”
- Attachment “B – Resolution No. \_\_\_\_, A Resolution ”

**ACTION:**

Consider Conceptual Land Use and Transportation Plan for CP-4D and 1) approve Resolution No. \_\_\_\_ Approving Conceptual Plan; 2) approve with revisions; or 3) deny the proposed Conceptual Plan.

**RECOMMENDATION:**

Approve Resolution No. \_\_\_\_ A Resolution Approving a Conceptual Land Use and Transportation Plan for CP-4D, An Urban Reserve Area of the City of Central Point.

# **BEAR CREEK AREA CONCEPT PLAN**

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## ***A CONCEPTUAL LAND USE AND TRANSPORTATION PLAN FOR***

### ***CP-4D***

## ***AN URBAN RESERVE AREA OF THE CITY OF CENTRAL POINT***

City of Central Point

Adopted by City Council Resolution No. \_\_\_\_\_, November \_\_\_\_, 2014

**PART 1. INTRODUCTION**

As part of the Regional Plan Element<sup>1</sup> it is required that the City prepare and adopt for each of its eight (8) urban reserve areas a Conceptual Land Use Plan<sup>2</sup> and a Conceptual Transportation Plan<sup>3</sup> prior to or in conjunction with a UGB amendment within a given URA. This document addresses both conceptual plans, which are collectively referred to as the *CP-4D Concept Plan* (*‘Concept Plan’*). Figure 1 illustrates CP-4D’s relationship to the City and the other urban reserve areas.

As used in this report the term ‘concept plan’ refers to a document setting forth a written and illustrated set of general actions designed to achieve a desired goal that will be further

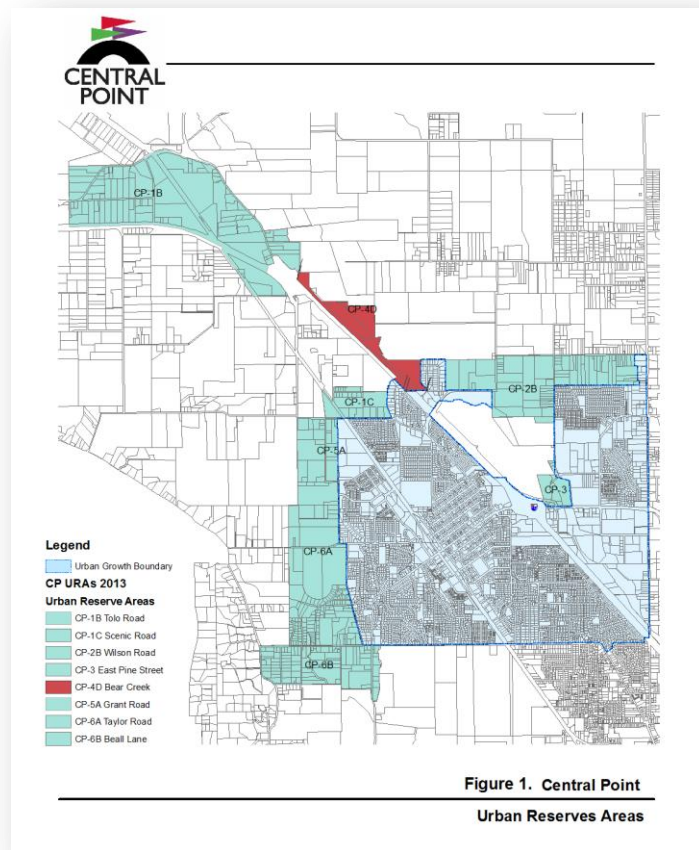


Figure 1. Central Point Urban Reserves Areas

refined over time as the planning process moves from the general (concept plan) to the specific (site development). In the case of CP-4D the goal to be achieved is a first generation refinement of how the land use distributions and applicable performance indicators of the Greater Bear Creek Valley Regional Plan (GBCVRP) will be applied to CP-4D.

The *Concept Plan* is a general land use guide prepared in accordance with, and intended to facilitate implementation of the Regional Plan Element. It does not

address compliance with the Oregon Statewide Land Use Planning Goals, applicability of land use planning law, or comprehensive plan compliance. These items will be appropriately

<sup>1</sup> City of Central Point Ordinance 1964

<sup>2</sup> City of Central Point Comprehensive Plan, Regional Plan Element, Section 4.1 Performance Indicators, subsection 4.1.7

<sup>3</sup> City of Central Point Comprehensive Plan, Regional Plan Element, Section 4.1 Performance Indicators, subsection 4.1.8

## CP-4D (Bear Creek Area) Concept Plan, 2014

addressed at such time as the area's planning proceeds through inclusion in the urban growth boundary, annexation, zoning, site plan approval, and ultimately development, with each step being guided by the *Concept Plan*.

The *Concept Plan* illustrates the City's basic development program for CP-4D; which is presented in Part 2 of this document. The remainder of the document (Part 3) is dedicated to providing background information used in preparation of the *Concept Plan*, including findings of compliance with the land use distribution and applicable Performance Indicators in the City's Regional Plan Element.

In summary the *Concept Plan* has been prepared in accordance with the Regional Plan Element and Greater Bear Creek Valley Regional Plan including all applicable performance indicators set forth in these documents. The development concept for CP-4D compliments and supports local and regional objectives relative to land use distribution and needed transportation corridors identified in the *Greater Bear Creek Valley Regional Plan*.

### **PART 2. THE CONCEPT PLAN**

The long-term objective for CP-4D is two-fold. First, to provide the physical connection between the City and a major future employment area (CP-1B) as that area develops and becomes a part of the City. The second objective is to provide enhanced opportunities for open space and recreational uses that will take advantage of a regional recreation resource, the Bear Creek Greenway.

The Concept Plan is comprised of two elements:

#### **a. The Conceptual Land Use Plan ('Land Use Plan').**

The primary objective of the Land Use Plan is to refine the land use categories and spatial distribution of those categories throughout CP-4D. This is necessary because the Regional Plan Element only addresses land use in terms of general land use types, i.e. residential, employment, etc., and percentage distribution of the land use.

The Regional Plan Element distributes land uses within CP-4D into two basic land use classifications; Open Space/Parks (99%), and Residential (1%). The Land Use Plan for CP-4D refines these allocations by aligning them with the appropriate Comprehensive Plan Land Use and Zoning designations in the City's Comprehensive Plan. Those designations are illustrated in Figure 2, tabulated in Table 1 as follows:

- i. **Residential.** The Comprehensive Plan's Very Low Density Residential designation was applied to a single one (1) acre parcel (tax lot 36 2W 34D TL230) on the basis that:

**CP-4D (Bear Creek Area) Concept Plan, 2014**

- It is consistent with the existing Residential Low Density (R-L) land use designation and zoning for the area immediately to the east (Boes Subdivision); and
- It abuts EFU zoned lands to the north and will be subject to the agricultural buffering requirements of CPMC 17.71; which requires significant setbacks from the agricultural use.

At such time as the parcel is annexed it will be rezoned R-L, or an equivalent future zoning district, consistent with development to the east.

- ii. **Parks and Open Space.** The Comprehensive Plan’s Parks and Open Space designation is consistent with the Regional Plan Element and allows for the continued use and improvement of the Bear Creek Greenway system. It also provides opportunities for passive recreational/open space use, i.e. hiking trails, picnic areas, Frisbee golf, that will both serve the local and regional community, and compliment the Bear Creek Greenway. Compatible zoning for the Parks and Open Space designation would be either Bear Creek Greenway (BCG) or Open Space/Parks (OS), or a combination of both.

<b>Assessors No.</b>	<b>Acreage</b>	<b>Future Zoning</b>	<b>Future Comp Plan</b>	<b>Current Ownership</b>
362W34D TL 240	20.88	BCG/OS	P/OS	City of Central Point
362W34D TL 1100	3.68	BCG/OS	P/OS	City of Central Point
362W34C TL 2100	3.30	BCG/OS	P/OS	Jackson County
362W34 TL 3201	8.39	BCG/OS	P/OS	Jackson County
362W34 TL 3100	23.57	BCG/OS	P/OS	Jackson County
362W34 TL 3000	18.50	BCG/OS	P/OS	Jackson County
362W34D TL 230	1.00	R-L	VLR	Private
Right-of-Way	3.68	BCG/OS	P/OS	Jackson County
<b>TOTAL ACRES</b>	<b>83.00</b>			

**b. The Conceptual Transportation Plan (“Transportation Plan”)**

The only regionally significant transportation corridor affecting CP-4D is the Bear Creek Greenway. The *Concept Plan* identifies the Bear Creek Greenway as an element of the plan (Figure 2, CP-4D Concept Plan) and

includes policies that encourage the continued use and improvement of the Bear Creek Greenway.

**c. Implementation Guidelines**

The following guidelines are intended to serve as future action items:

**Policy CP-4D.1 Land Use:** At time of inclusion in the City’s urban growth boundary (UGB) the property will be shown on the City’s General Land Use Plan Map as illustrated in the CP-4D Concept Plan, Figure 2.

**Policy CP-4D.2 Bear Creek Greenway:** The Open Space/Parks land will be planned and improved in a manner that offers passive recreational opportunities to the public and is compatible with and compliments the Bear Creek Greenway.

**Policy CP-4D.3 Bear Creek Greenway:** Jackson County will continue to own and operate the Bear Creek Greenway system and the County and City will coordinate open space/park plans within CP-4D to the mutual benefit of the Bear Creek Greenway system.

**Policy CP-4D.4 Streets:** The public street system will be allowed to extend into CP-4D only to the extent necessary to serve the needs of future open space uses within CP-4D. Potential access points are from Dean Creek Road, Boes Avenue, and Old Upton Road. Through access will not be permitted.

**Policy CP-4D.5 Irrigation District Coordination.** There are no Rogue River Valley Irrigation District facilities within CP-4D. However, as properties within CP-4D are included within the City’s urban growth boundary, and further proceed through the development process, i.e. annexation, zoning, site development, the City and property owner/developer shall collaborate with RRVID as outlined in the protocols set forth in Jackson County’s Agricultural Lands Element.

**Policy CP-4D.6 Agricultural Lands.** Land use actions within CP-4D shall coordinate with the Rogue River Valley Irrigation District in the manner set forth in the County’s Agricultural Lands Element policy pertaining to irrigation districts and land use planning.

**Policy CP-4D.7 Concept Plan Modification.** Modifications to the *Concept Plan* shall be subject to the same review and collaboration procedures used in approving the original *Concept Plan*, and shall be processed by the County as a Type 4 permit.



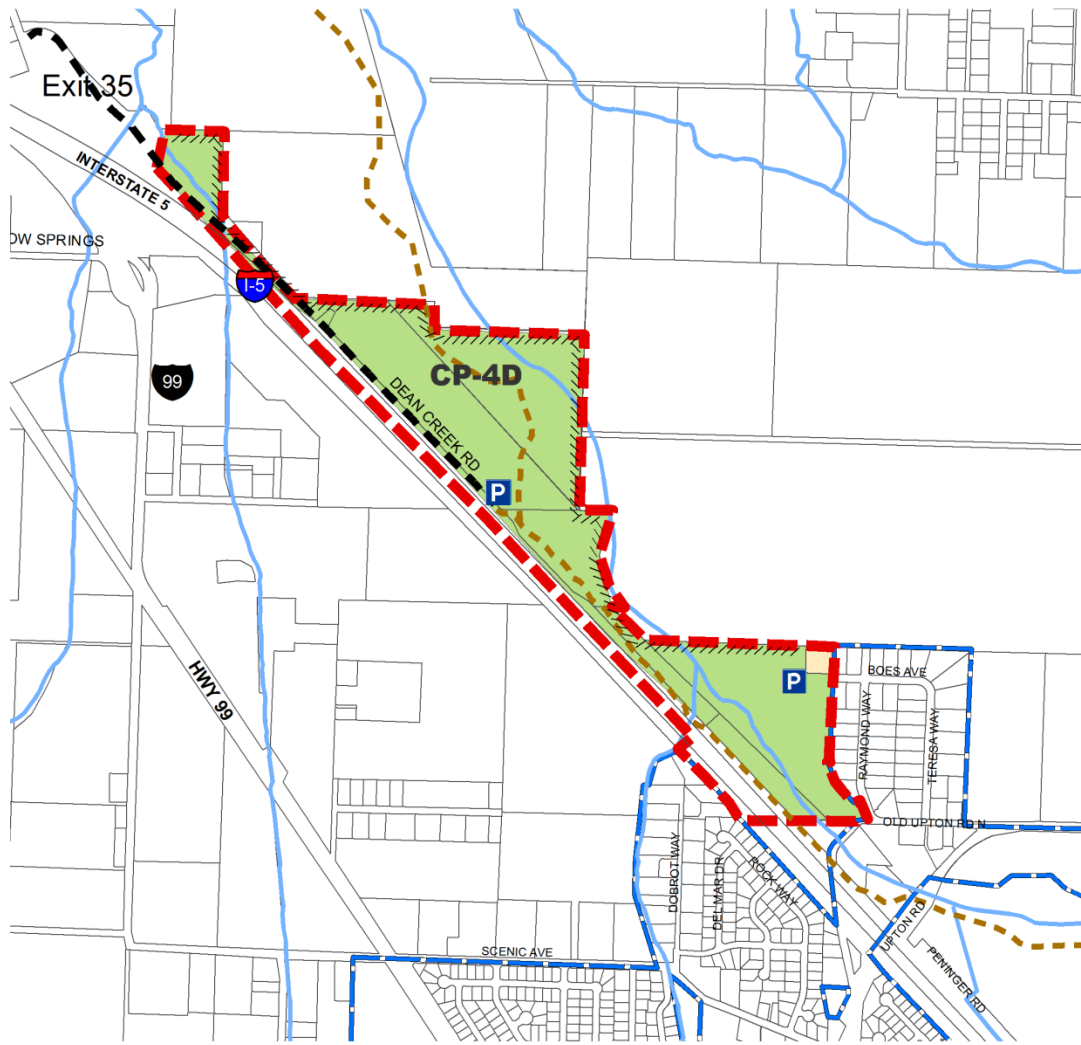


Figure 2. Concept Plan

Legend



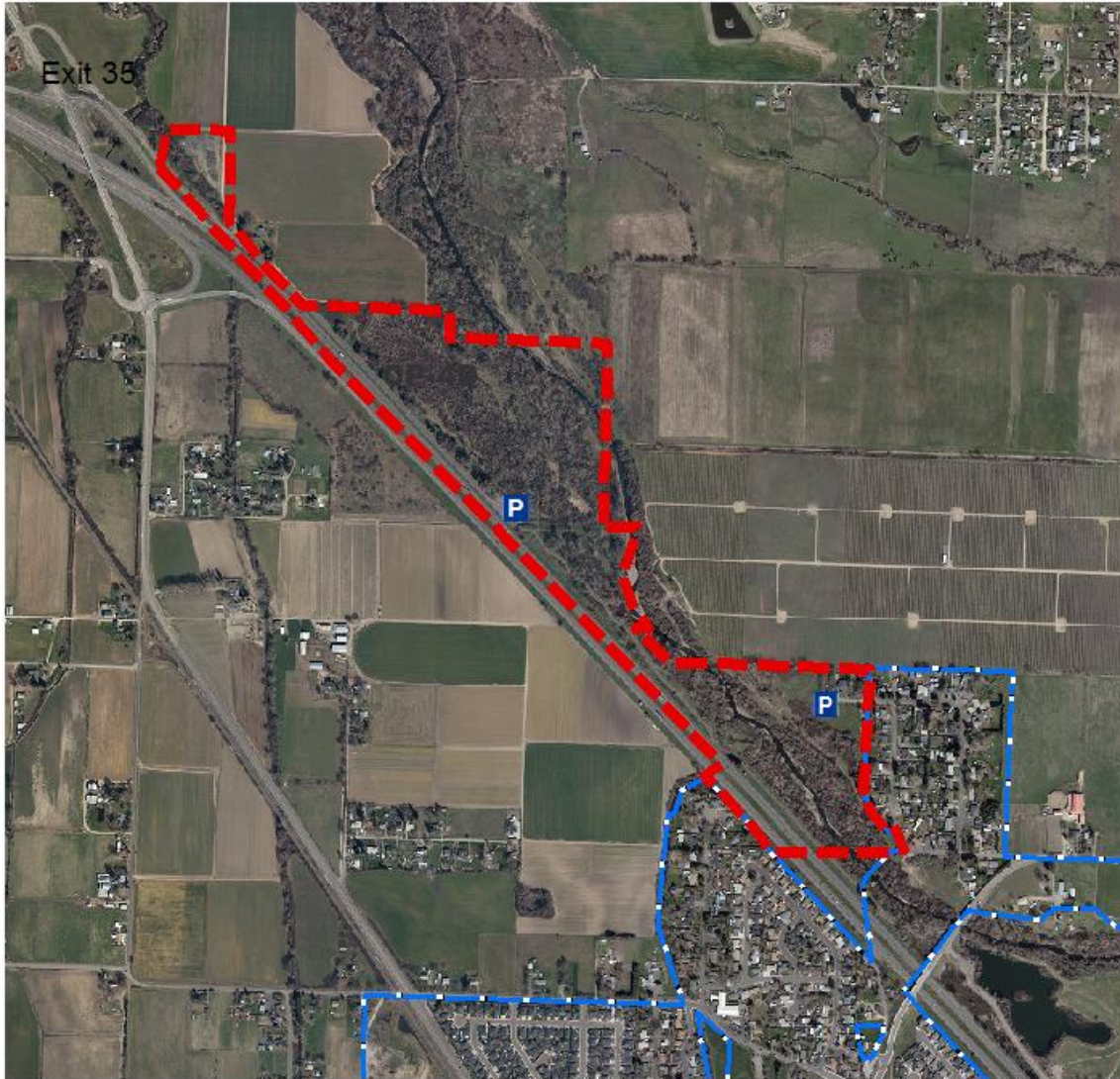
CP-4D

- streets\_streetnames
- Public St
- Bear Creek Greenway Path
- Agricultural Buffer
- Central Point City Limits

- streets\_streetnames
- OS = Open Space/ Parks
- R-L = Very Low Density Residential
- Public Parking

Tolo Area (CP-4D)  
Concept Plan

Date: 7/18/2014

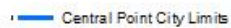


**Figure 3. Aerial Map**

Legend



CP-4D



Central Point City Limits



Public Parking

**Tolo Area (CP-4D)  
Concept Plan**

Date: 5/19/2014

### PART 3. SUPPORT FINDINGS

The findings present in this section provide both background information and address the Regional Plan Element’s Performance Indicators.

#### a. Current Land Use Characteristics

This section describes the general character of CP-4D in its current condition.

**Natural Landscape:** With the exception of one one-acre parcel used for residential purposes and Dean Creek Road, CP-4D remains undisturbed.

Bear Creek traverses the area (south to north) and is the predominant physical feature. Associated with Bear Creek are areas of flooding and wetlands.

**Cultural Landscape:** CP-4D (Bear Creek Area) is a triangular-shaped 83 acre tract that runs along the northeastern side of I-5 connecting the current city limits to CP-1B (Figure 1, Central Point Urban Reserves). Table 2 identifies; by assessor number, acreage, zoning, comp plan designation, and ownership, the seven (7) properties that comprise CP-4D.

The City and County account for 99% of CP-4D and are currently used for open space purposes as part of the Bear Creek Greenway system (Figure 3, Aerial Map). Much of the area is impacted by a variety of environmental and agricultural constraints. The eastern third of CP-4D is within the 100-year floodplain of Bear Creek (Figure 4, Floodplain Map) and the area is also impacted by wetlands.

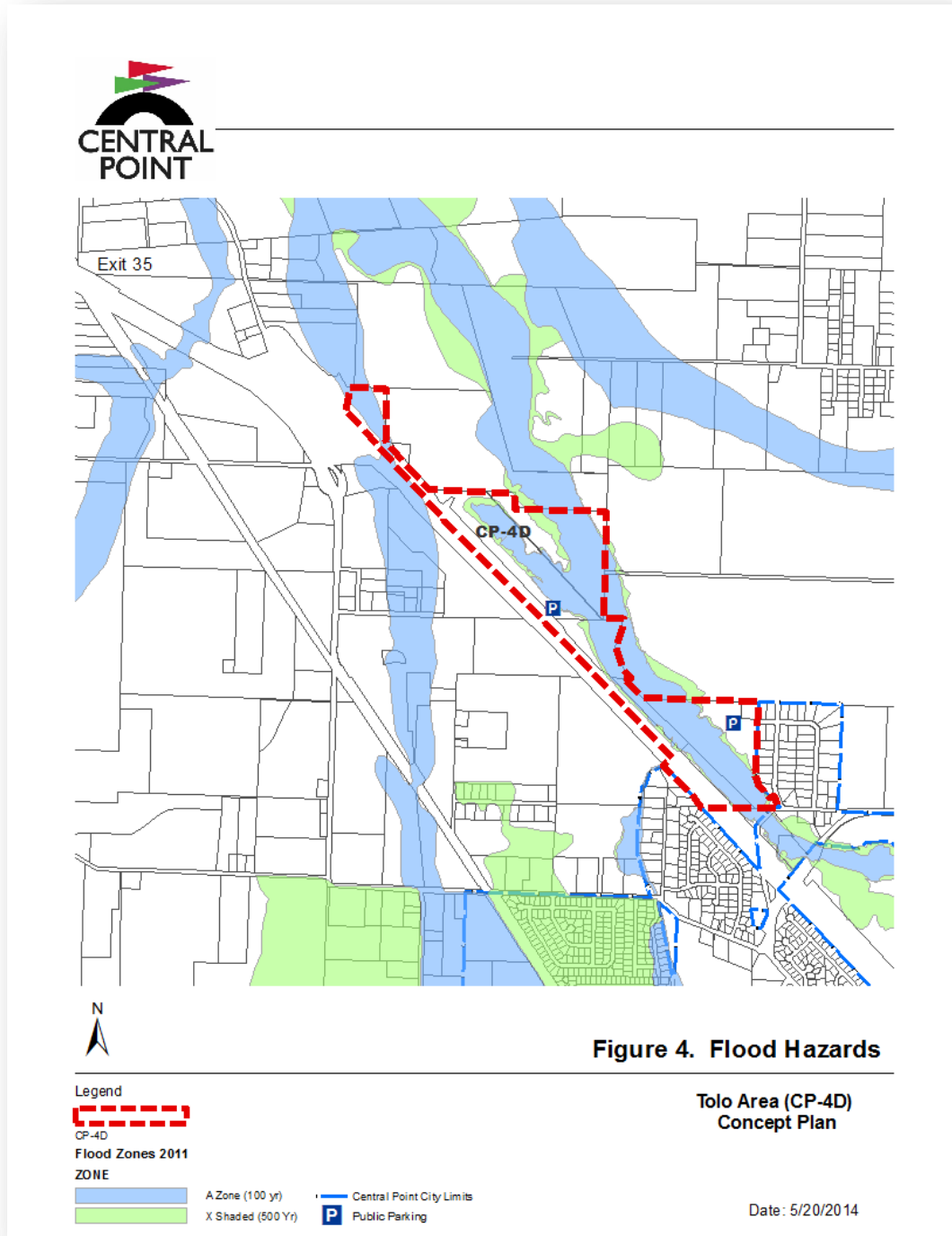
Table 2 Current Zoning and Land Use Designation by Assessors Tax Lot				
Assessors No.	Acreage	Zoning	Land Use	Ownership
362W34D TL 240	20.88	RR-5	OS	City of Central Point
362W34D TL 1100	3.68	RR-5	OS	City of Central Point
362W34C TL 2100	3.30	EFU	OS	Jackson County
362W34 TL 3201	8.39	EFU	OS	Jackson County
362W34 TL 3100	23.57	EFU	OS	Jackson County
362W34 TL 3000	18.50	EFU	OS	Jackson County
362W34D TL 230	1.00	UR-1	SFR	Private
Right-of-Way	3.68	EFU	OS	Public
<b>TOTAL ACRES</b>	<b>83.00</b>			

Within CP-4D there is a one-acre parcel currently developed as a single-family residence. This property abuts City lands to the east zoned for R-L use (Residential Low Density), undeveloped City owned land to the west, and agricultural lands to the north.

## CP-4D (Bear Creek Area) Concept Plan, 2014

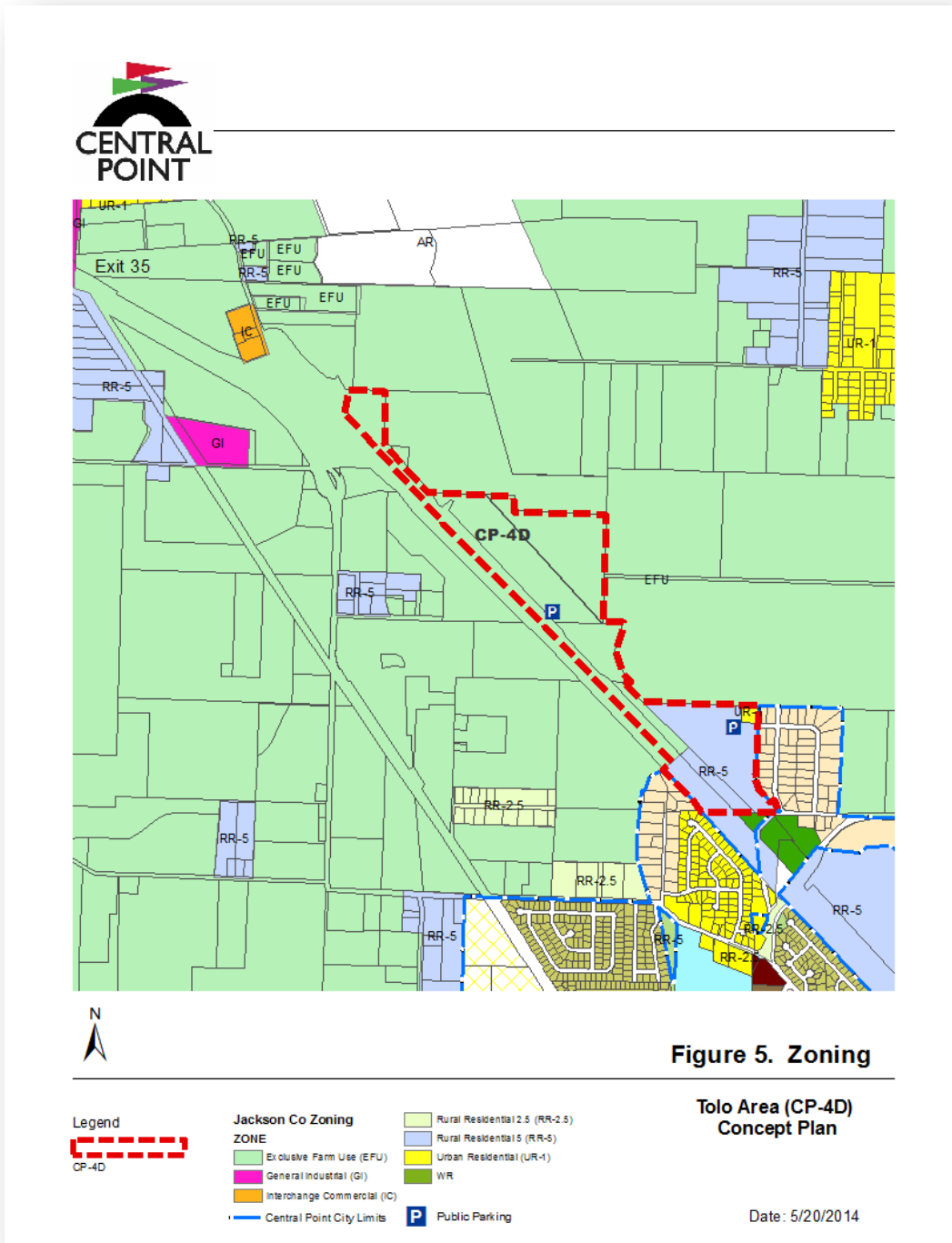
Access to CP-4D is currently available via Dean Creek Road from the north and Boes Avenue from the east, neither of which provides through access.

Along the east side of CP-4D are lands used for agricultural production (orchard and hay).



**b. Current Land Use Designations & Zoning**

Most of CP-4D is planned and designated for agricultural (EFU) use. These EFU lands are owned by Jackson County (Figure 5, Zoning). None of the EFU zoned lands are, or have in recent history, been used for agricultural production and the soils are of low agricultural suitability (Class IV-VII where not built as a roadway or within the Bear Creek floodway).



The southerly third of the area is planned and designated as Rural Residential land (RR-5) and is owned by the City of Central Point.



There is a small one (1) acre parcel designated for residential use (UR-1), which is developed with a single-family home (see adjacent aerial photo). Based on CPMC 17.71, Agricultural Mitigation, the existing dwelling is classified as an Urban Receptor, High-Sensitivity (H), while the abutting EFU lands, which are used for orchard production, are classified as an Intensive Use. Given these two classification the dwelling does not meet the current minimum agricultural buffering setback

requirements (100 – 200 feet) from the abutting EFU lands to the north. Consequently; and regardless of zoning, when annexed the property will be classified as legal non-conforming and subject to the requirements of the City's Non-Conforming regulations (CPMC 17.56).

### c. Existing Infrastructure

#### *Water*

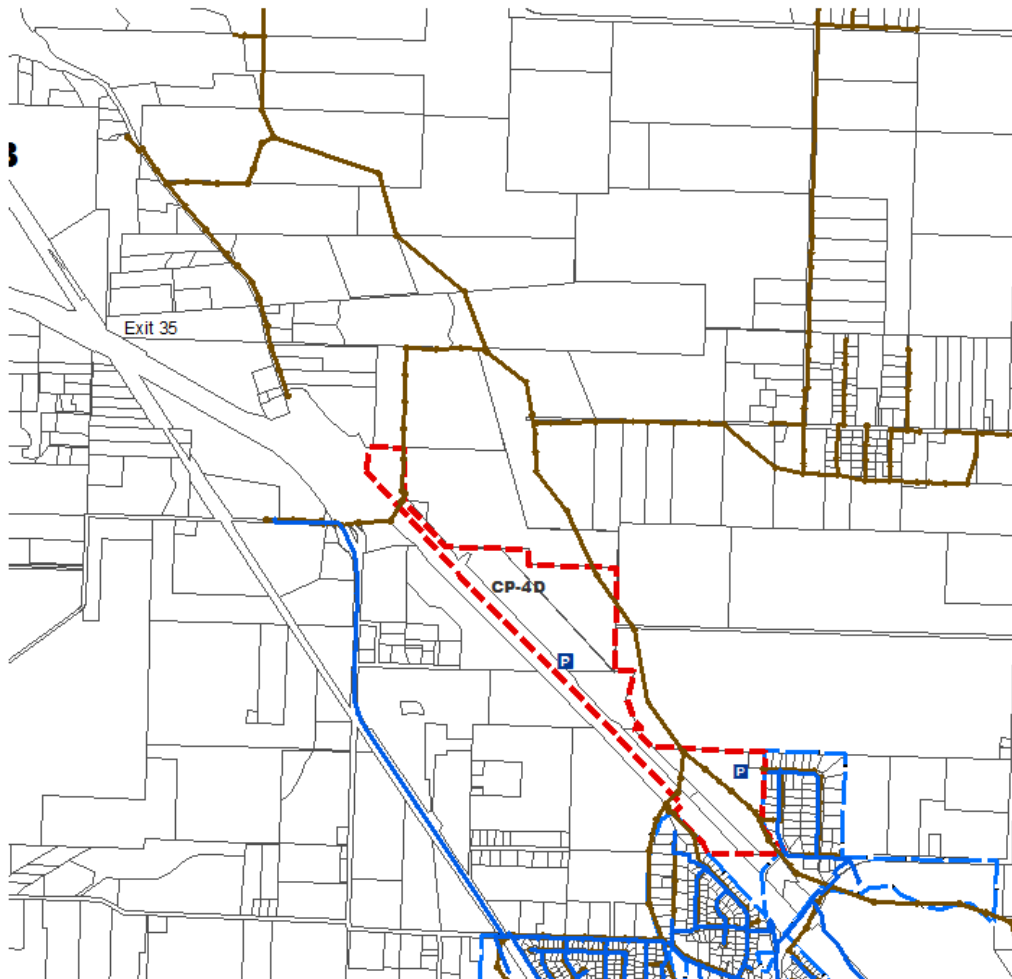
Currently, public water service is not available to CP-4D, but can be easily extended from the Boes Subdivision.

#### *Sanitary Sewer*

There is a Rogue Valley sanitary sewer trunk line running north-south through CP-4D (see Figure 6, Utilities).

#### *Storm Drainage*

CP-4D does not have an improved storm drainage system and relies on Bear Creek for its storm drainage needs.



**Figure 6. Utilities**

**Tolo Area (CP-4D)  
Concept Plan**

Legend



CP-4D

Central Point Waterlines

RVSS Sewer Lines

Central Point City Limits



Public Parking

Date: 5/20/2014

## CP-4D (Bear Creek Area) Concept Plan, 2014

### ***Street System***

CP-4D is currently accessed by Dean Creek Road to the north, Old Upton Road to the south, and Boes Avenue to the east. None of the three streets offers through access.

Dean Creek Road extends southerly from Blackwell Road into CP-4D terminating in a parking area for the Bear Creek Greenway. There are no plans to extend Dean Creek Road further south.

Old Upton Road, although abandoned west of its intersection with Raymond Way, does provide public right-of-way frontage at the southern edge of CP-4D.

Boes Avenue provides easterly access to CP-4D as it dead-ends into the City owned property.

### ***Irrigation District***

CP-4D is located within the Rogue River Valley Irrigation District (RRVID). Some of the properties within CP-4D have water rights, but no irrigation service, while other properties have no water rights and no irrigation service (see Figure 7, Irrigation). CP-4D does not have any dedicated irrigation facilities within its boundaries.

Most of the property abutting CP-4D on the east and north are in commercial agricultural use and provided irrigation services by RRVID. It is not anticipated, that implementation of the Concept Plan I cause future conflicts with irrigation services, or the current agricultural uses.



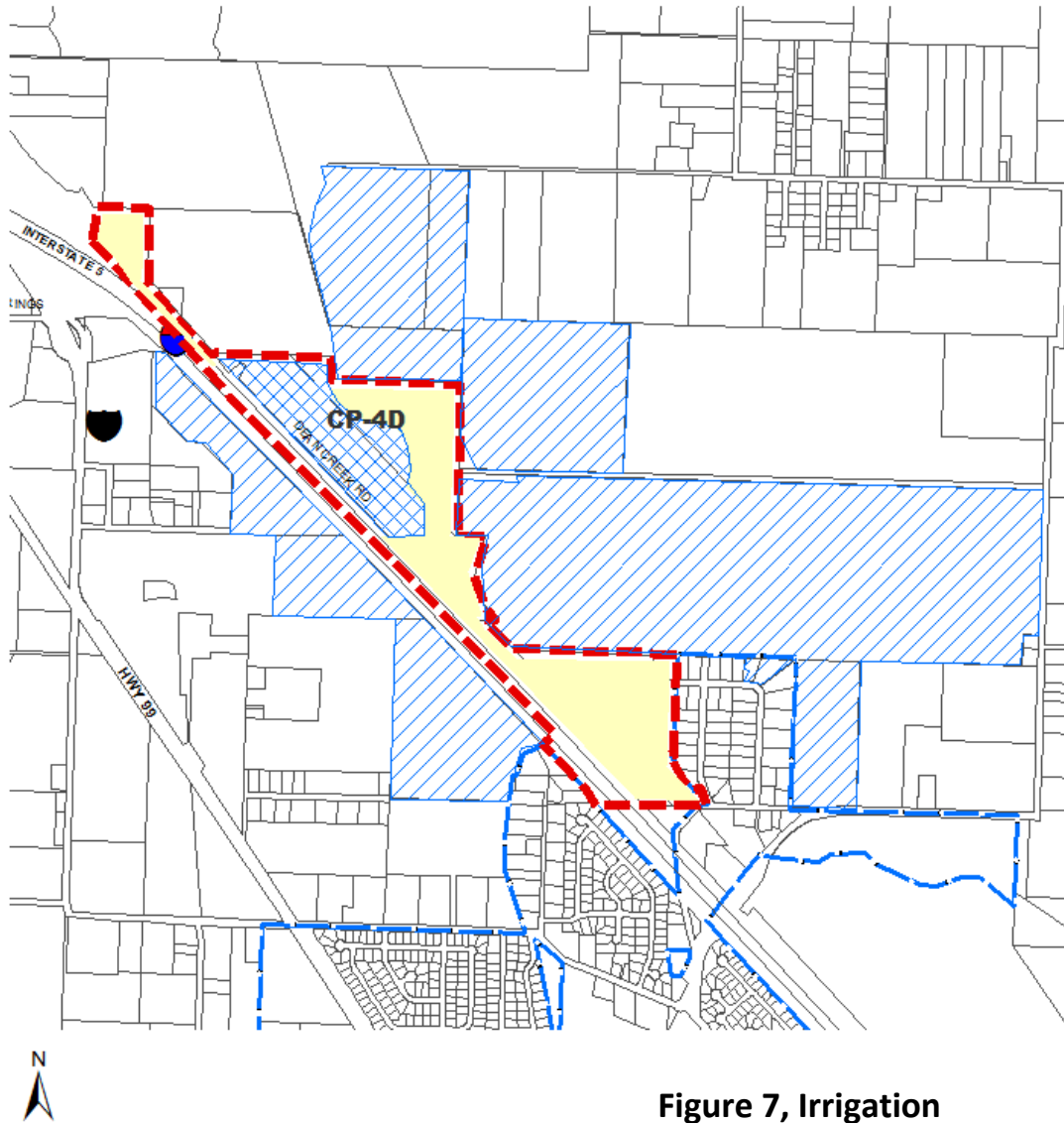


Figure 7, Irrigation

**Legend**

	Central Point City Limits
	Water Rights & RRVID Service
	Water Rights & No RRVID Service
	No Water Rights & No RRVID Service

Date: 7/23/2014

**Tolo Area (CP-4D)  
Concept Plan**

**d. Performance Indicators**

Implementation of the Regional Plan Element is guided by a series of twenty-two (22) primary and twenty-one (21) secondary performance indicators<sup>4</sup>, not all of which are applicable to all urban reserve areas. Table 3 identifies the primary Performance Indicators applicable to the CP-4D Concept Plan.

<b>Table 3 Performance Indicators Specific to Conceptual Plans</b>			
<b>No.</b>	<b>Description</b>	<b>Applicability</b>	
		<b>Yes</b>	<b>No</b>
4.1.1	County Adoption		X
4.1.2	City Adoption		X
4.1.3	Urban Reserve Management Agreement		X
4.1.4	Urban Growth Boundary Management Agreement		X
4.1.5	Committed Residential Density	X	
4.1.5.1	Minimum Residential Density Standards	X	
4.1.6	Mixed-Use/Pedestrian Friendly Areas	X	
4.1.7	Conceptual Transportation Plan	X	
4.1.7.1	Transportation Infrastructure	X	
4.1.8	Conceptual Land Use Plan	X	
4.1.8.1	Target Residential Density	X	
4.1.8.2	Land Use Distribution	X	
4.1.8.3	Transportation Infrastructure	X	
4.1.8.4	Mixed Use/ Pedestrian Friendly Areas	X	
4.1.9	Conditions Specific to Certain URAs	X	
4.1.9.1	CP-1B, IAMP Requirement		X
4.1.9.2	CP-4D, Open Space Restriction	X	
4.1.9.3	CP-4D, Roadways Restriction	X	
4.1.9.4	CP-6B, Institutional Use Restriction		X
4.1.9.5	Central Point URA, Gibbon/Forest Acres	X	
4.1.10	Agricultural Buffering	X	
4.1.11	Regional Land Preservation Strategies		X
4.1.12	Housing Strategies		X
4.1.13	Urban Growth Boundary Amendment	X	
4.1.13.1	UGB Expansions Outside of URAs		X
4.1.14	Land Division Restrictions		X
4.1.14.1	Minimum Lot Size		X
4.1.14.2	Cluster Development		X
4.1.14.3	Land Division & Future Platting		X
4.1.14.4	Land Divisions & Transportation Plan		X
4.1.14.5	Land Division Deed Restrictions		X
4.1.15	Rural Residential Rule		X
4.1.16	Population Allocation		X
4.1.17	Greater Coordination with RVMPO	X	

<sup>4</sup> City of Central Point Comprehensive Plan, Regional Plan Element, Section 4.1 Performance Indicators

4.1.17.1	Preparation of Conceptual Transportation Plan	X	
4.1.17.2	Protection of Planned Transportation Infrastructure	X	
4.1.17.3	Regionally Significant Transportation Strategies	X	
4.1.17.4	Supplemental Transportation Funding		X
4.1.18	Future Coordination with RVCOG	X	
4.1.19	Expo		X
4.1.20	Agricultural Task Force	X	
4.1.21	Park Land	X	
4.1.22	Buildable Lands Definition	X	

**e. Applicable Performance Indicators**

The following addresses each applicable performance indicator per Table 3:

4.1.5. **Committed Residential Density.** Land within the URA and currently within an Urban Growth Boundary (UGB) but outside the existing City Limit shall be built, at a minimum, to the following residential densities. This requirement can be offset by increasing the residential density in the City Limit.

Table 4. REGIONAL PLAN ELEMENT MINIMUM DENSITY REQUIREMENT FOR CENTRAL POINT		
City	Dwelling Units per Gross Acre 2010-2035	Dwelling Units per Gross Acre 2036-2060
Central Point	6.9	7.9

4.1.5.1. Prior to annexation, each city shall establish (or, if they exist already, shall adjust) minimum densities in each of its residential zones such that if all areas build out to the minimum allowed the committed densities shall be met. This shall be made a condition of approval of a UGB amendment.

**Finding:** Of the 52 acres in CP-4D the Regional Plan reserves one (1) acre for residential use. The one (1) acre reservation is consolidated in a single parcel (36 2W 34D TL230), which is currently developed for single-family residential use. As discussed in Part 3, Section (b) the property abuts commercial agricultural land and because of the placement of the existing dwelling cannot meet the minimum agricultural setbacks required in CPMC 17.71, necessary to accommodate a second dwelling unit regardless of the zoning.

The *Concept Plan* applies the City’s Very Low Density Residential (R-L) land use and zoning to this property on the basis that the R-L zoning:

## CP-4D (Bear Creek Area) Concept Plan, 2014

- Is consistent with the existing Residential Low Density (R-L) land use designation and zoning for the area immediately to the east (Boes Subdivision); and
- The property abuts commercial agricultural lands to the north and will be subject to the agricultural buffering requirements of CPMC 17.71; which requires significant setbacks from the agricultural use, precluding any further development of the property.

The R-L zoning district has a minimum density of 1.8 dwelling units per gross acre, which is significantly below the committed average minimum density required in the Regional Plan Element (See Table 4 above). However, the density Performance Indicator does allow exceptions to the minimum provided that any decreases in density are off-set by increasing the residential density elsewhere within the City's urban area.

In Table 5 an accounting of the Gross Buildable Acreage within the City/UGB by zoning, current minimum allowable density per gross acre for each zoning district, minimum dwelling unit yield, and the average minimum density per gross acre defines the City's current minimum build-out density. Based on current zoning the City's Gross Buildable Acreage is capable of accommodating a minimum build-out density of 7.1 units per gross acre, which exceeds the current planning period's minimum 6.9, but is less than the long-term planning period's 7.9, required in the Regional Plan Element. Table 5 further illustrates (Adjusted Totals) that the use of R-L zoning in CP-4D, when added to the City's current gross buildable acreage, only fractionally reduces the average minimum gross density, but not below the current planning period's required minimum gross density of 6.9.

**Conclusion:** Complies. With the use of the lower density R-L zoning the City's committed density is essentially unchanged and remains compliant with the current planning period's required minimum residential density standard. The City acknowledges that in order to maintain both the current and long-term planning period's minimum density requirement that:

- 1) Higher density zone changes may need to occur within the City as necessary to increase the average minimum density identified in Table 5;

**CP-4D (Bear Creek Area) Concept Plan, 2014**

- 2) Future residential densities in the remaining URA Conceptual Land Use Plans will need to either meet or exceed the minimum established densities in the Regional Plan Element; or
- 3) A combination of the above.

<b>Table 5. Buildable Residential Lands &amp; Minimum Density by Zoning District</b>			
<b>Zoning</b>	<b>Gross Buildable Acres</b>	<b>Min. Housing Yield</b>	<b>Minimum Density/Gross Acre</b>
R-L	14.63	18	1.2
R-1-6	57.02	177	3.1
R-1-8	36.16	83	2.3
R-1-10	13.78	22	1.6
R-2	14.20	67	4.7
R-3	51.16	563	11.0
LMR	72.33	340	4.7
MMR	52.82	601	11.0
HMR	25.05	545	23.4
<b>City/UGB Total</b>	<b>337.16</b>	<b>2,414</b>	<b>7.16 Average Density</b>
<b>CP-4D</b>			
R-L	.5	1	1.6
<b>Adjusted Totals</b>	<b>337.66</b>	<b>2,415</b>	<b>7.15 Adjusted Average Density</b>

**4.1.6 Mixed-Use/Pedestrian Friendly Areas.** For Land within a URA and for land currently within a UGB but outside of the existing City Limit, each city shall achieve the 2020 benchmark targets for the number of dwelling units (Alternative Measure No. 5) and employment (Alternative Measure No. 6) in mixed-use/pedestrian-friendly areas as established in the 2009 Regional Transportation Plan (RTP) or most recently adopted RTP. Beyond the year 2020, cities shall continue to achieve the 2020 benchmark targets, or if additional benchmark years are established, cities shall achieve the target corresponding with the applicable benchmarks. Measurement and definition of qualified development shall be in accordance with adopted RTP methodology. The requirement is considered met if the city or the region overall is achieving the targets or minimum qualifications, whichever is greater. This requirement can be offset by increasing the percentage of dwelling units and/or employment in the City Limit. This requirement is applicable to all participating cities.

***Finding:** Aside from the single one acre parcel there are no proposed land uses within CP-4D that are candidates for mixed-use/pedestrian friendly areas.*

***Conclusion:** Not Applicable.*

## CP-4D (Bear Creek Area) Concept Plan, 2014

**4.1.7. Conceptual Transportation Plans.** Conceptual Transportation Plans shall be prepared early enough in the planning and development cycle that the identified regionally significant transportation corridors within each of the URAs can be protected as cost-effectively as possible by available strategies and funding. A Conceptual Transportation Plan for a URA or appropriate portion of a URA shall be prepared by the City in collaboration with the Rogue Valley Metropolitan Planning Organization, applicable irrigation districts, Jackson County, and other affected agencies, and shall be adopted by Jackson County and the respective city prior to or in conjunction with a UGB amendment within that URA.

**4.1.7.1. Transportation Infrastructure.** The Conceptual Transportation Plan shall identify a general network of regionally significant arterials under local jurisdiction, transit corridors, bike and pedestrian paths, and associated projects to provide mobility throughout the Region (including intra-city and inter-city, if applicable).

**Finding:** Preparation of the *Concept Plan* included a review of the City's Transportation System Plan, the County's Transportation System Plan, and the RVMPO's 2013-2038 Regional Transportation Plan. The only regionally significant transportation corridor within CP-4D is the Bear Creek Greenway system, which is predominantly pedestrian and bicycle oriented. The CP-4D Concept Plan acknowledges the existence of the Bear Creek Greenway system and includes guidelines that protect and enhance the Bear Creek Greenway.

Aside from the Bear Creek Greenway there are no other regionally significant transportation corridors.

**Conclusion:** Complies.

**4.1.8. Conceptual Land Use Plans:** A proposal for a UGB Amendment into a designated URA shall include a Conceptual Land Use Plan prepared by the City in collaboration with the Rogue Valley Metropolitan Planning Organization, applicable irrigation districts, Jackson County, and other affected agencies for the area proposed to be added to the UGB as follows:

**4.1.8.1. Target Residential Density:** The Conceptual Land Use Plan shall provide sufficient information to demonstrate how the residential densities of Section 4.1.5 above will be met at full build-out of the area added through the UGB amendment.

**Finding:** See *Finding 4.1.5.*

**Conclusion:** Complies.

**4.1.8.2. Land Use Distribution.** The Conceptual Land Use Plan shall indicate how the proposal is consistent with the general distribution of land uses in the Regional Plan, especially where a specific set of land uses were part of the rationale for designating land which was determined by the Resource Lands Review Committee to be commercial agricultural land as part of a URA, which applies to the following URAs: CP-1B, CP-1C, CP-4D, CP-6A, CP-2B, MD-4, MD-6, MD-7mid, MD-7n, PH-2, TA-2, TA-4.

<b>TABLE 6. CP-4D URBAN RESERVE LAND-USE TYPE COMPARISON*</b>						
	<b>Residential</b>	<b>Aggregate</b>	<b>Resource</b>	<b>Open Space/Parks</b>	<b>Employment</b>	<b>Total</b>
<b>Regional Plan Element</b>	1% (1 Ac.)	0% (0 Ac.)	0% (0 Ac.)	99% (82 Ac.)	0% (0 Ac.)	100% (83 Ac.)
<b>CP-4D Concept Plan</b>	1% (1 Ac.)	0% (0 Ac.)	0% (0 Ac.)	99% (82 Ac.)	0% (0 Ac.)	100% (83 Ac.)

**Finding:** As illustrated in Table 6 the proposed land use distributions in the CP-4D Concept Plan are consistent with those presented in the Regional Plan Element.

**Conclusion:** Complies.

**4.1.8.3. Transportation Infrastructure.** The Conceptual Land Use Plan shall include the transportation infrastructure required in Section 4.1.7 above.

**Finding:** The required transportation infrastructure per 4.1.7 is included in the CP-4D Concept Plan (see Finding 4.1.7).

**Conclusion:** Complies.

**4.1.8.4. Mixed Use/Pedestrian Friendly Areas.** The Conceptual Land Use Plan shall provide sufficient information to demonstrate how the commitments of Section 4.1.6 above will be met at full build-out of the area added through the UGB amendment.

**Finding:** See Finding 4.1.6.

**Conclusion:** Not Applicable.

**4.1.9. Conditions.** The following conditions apply to specific Urban Reserve Areas:

**4.1.9.2. CP-4D.** Use of CP-4D is predominantly restricted to open space and park land with the exception of an existing one acre home site.

## CP-4D (Bear Creek Area) Concept Plan, 2014

**Finding:** As noted in Table 4 the *CP-4D Concept Plan* is consistent with the Regional Plan Element's land use type distribution, which allocates 99% of the gross acreage to open space/parks use. Residential uses have been restricted to the existing one acre home site.

**Conclusion 4.1.9.2:** Complies.

**4.1.9.3. Roadway Limitation.** No roadways are to extend North, East, or West from CP-4D.

**Finding:** Currently there are three public streets that access CP-4D; Dean Creek Road from the north, Boes Avenue from the east, and Old Upton Road from the south. The *CP-4D Concept Plan* does not propose the extension of any roadways from CP-4D. However, it is proposed that Boes Avenue and/or Old Upton Road may be extended westerly and northerly as necessary to provide access/parking to serve the future open space and recreation uses proposed for CP-4D. The determination of the extent of the extension of these two roads will be subject to more detailed identification and design of the future open space development of CP-4D. Through access shall not be permitted.

**Conclusion 4.1.9.3:** Consistent, no roadways will be extended from CP-4D.

**4.1.9.5 Central Point URA, Gibbon/Forest Acres.** Prior to the expansion of the Central Point Urban Growth Boundary into any Urban Reserve Area, the City and Jackson County shall adopt an agreement (Area of Mutual Planning Concern) for the management of Gibbons/Forest Acres Unincorporated Containment Boundary.

**Finding:** The City will coordinate with Jackson County and enter into an Area of Mutual Planning Concern Agreement prior to UGB expansion into CP-4D.

**Conclusion 4.1.9.5:** Complies

**4.1.10. Agricultural Buffering.** Participating jurisdictions designating Urban Reserve Areas shall adopt the Regional Agricultural Buffering program in Volume 2, Appendix III into their Comprehensive Plans as part of the adoption of the Regional Plan. The agricultural buffering standards in Volume 2, Appendix III shall be adopted into their land development codes prior to a UGB amendment.

**Finding:** CP-4D abuts EFU zoned lands along its easterly border (see Figure 4). However, the primary use of CP-4D will be for passive recreational use, which at time of design/development has the space and use assets that will easily comply with the City's Agricultural Mitigation Ordinance.



## CP-4D (Bear Creek Area) Concept Plan, 2014

The *CP-4D Concept Plan* also includes an existing one acre residential parcel. This parcel currently contains a single-family residence, but has the potential to be further partitioned. In addition to having to comply with the City's Agricultural Mitigation Ordinance the *CP-4D Concept Plan* designates the property for low density residential density (R-L), which is consistent with the residential neighborhood to the east.

**Conclusion:** Complies.

**4.1.13 Urban Growth Boundary Amendment.** Pursuant to ORS 197.298 and Oregon Administrative Rule 660-021-0060, URAs designated in the Regional Plan are the first priority lands used for a UGB amendment by participating cities.

**Finding:** The Regional Plan Element includes a provision that requires adoption of a concept plan prior to urban growth boundary expansion into an urban reserve area. The CP-4D Concept Plan addresses this requirement in anticipation of an urban growth boundary application into CP-4D.

**Conclusion 4.1.9.5:** Complies.

**4.1.17. Greater Coordination with the RVMPO.** The participating jurisdictions shall collaborate with the Rogue Valley Metropolitan Organization (RVMPO) to:

4.1.17.1. Prepare the Conceptual Transportation Plans identified in Section 4.1.7.

4.1.17.2. Designate and protect the transportation infrastructure required in the Conceptual Transportation Plans identified in Section 4.1.7 to ensure adequate transportation connectivity, multimodal use, and minimize right of way costs.

4.1.17.3. Plan and coordinate the regionally significant transportation strategies critical to the success of the adopted Regional Plan including the development of mechanisms to preserve rights-of-way for the transportation infrastructure identified in the Conceptual Transportation Plans; and

**Finding:** The CP-4D Concept Plan was prepared in collaboration with RVMPO with attention given to the effective implementation of the Regional Plan. On August 13, 2014 the RVMPO Technical Advisory Committee reviewed and approved the *Concept Plan*.

**Conclusion:** Complies.

**4.1.18. Future Coordination with the RVCOG.** The participating jurisdictions shall collaborate with the Rogue Valley Council of Governments on future regional planning that assists the participating jurisdictions in complying with the Regional Plan

## CP-4D (Bear Creek Area) Concept Plan, 2014

performance indicators. This includes cooperation in a region-wide conceptual planning process if funding is secured.

**Finding:** Any future modifications to the *Concept Plan*, per Policy CP-4D.7, will be prepared in collaboration with the RVCOG.

**Conclusion:** Complies.

### 4.1.20 Agricultural Task Force.

**Finding:** The Agricultural task Force has been formed and has submitted their recommendations to the County in the form of amendments to the County's Agricultural Lands Element. The City has reviewed the proposed amendments. The proposed policy addressing coordination with affected irrigation districts is the only Agricultural Task Force recommendation that pertains to the *Concept Plan*. The *Concept Plan* has been coordinated with the Rogue River Valley Irrigation District (RRVID) with no anticipated negative impacts to RRVID's ability to continue providing irrigation services. A policy (CP-4D.6) is part of the *Concept Plan* and is intended to assure continued coordination with RRVID as the *Concept Plan* is implemented.

**Conclusion:** Complies.

**4.1.21. Park Land.** For purposes of UGB amendments, the amount and type of park land included shall be consistent with the requirements of OAR 660-024-0040 or the park land need shown in the acknowledged plans.

**Finding:** Although not required at this time it is worth noting that OAR 660-024-0040 addresses determination of land need necessary to justify expansion of an urban growth boundary. The CP-4D *Concept Plan* serves only to illustrate consistency with the Regional Plan Element land use allocations for parks and open space as shown in Table 6, and does not waive the requirements of OAR 660-024-0040. **Conclusion:** Complies.

### 4.1.22 Buildable Lands Definition.

**Finding:** The term "buildable lands" as defined in OAR 660-008-0005(2) is used by the City in managing its Buildable Lands Inventory and is the basis for determining future need.

**Conclusion:** Complies.

**RESOLUTION NO. \_\_\_\_\_**

**A RESOLUTION APPROVING A CONCEPTUAL LAND USE AND  
TRANSPORTATION PLAN FOR CP-4D, AN URBAN AREA OF THE CITY OF  
CENTRAL POINT, OREGON**

**WHEREAS**, on August 9, 2012 by Ordinance No. 1964 the City Council adopted the City of Central Point Regional Plan Element; and

**WHEREAS**, the Conceptual Land Use and Transportation Plan for CP-4D has been prepared in accordance with the Regional Plan Element and Greater Bear Creek Valley Regional Plan including all applicable performance indicators set forth in these documents; and

**WHEREAS**, as a condition of the Regional Plan Element of the City of Central Point it is required that a Conceptual Plan for an Urban Reserve Area (URA) be adopted by the City prior to the expansion of the City's urban growth boundary (UGB) into the applicable URA; and

**WHEREAS**, the City has a pending application with the County to expand its UGB into CP-4D;

**NOW, THEREFORE, THE CITY OF CENTRAL POINT RESOLVES AS FOLLOWS**, that the City Council approves and adopts the Conceptual Land Use and Transportation Plan for CP-4D, An Urban Reserve Area of the City of Central Point.

**BE IT FURTHER RESOLVED** that the City Council directs the City Manager and the Community Development Department to use the CP-4D Conceptual Plan when considering UGB Amendments affecting this Urban Reserve Area.

PASSED by the City Council and signed by me in authentication of its passage this \_\_\_\_\_ day of \_\_\_\_\_, 2014.

\_\_\_\_\_  
Mayor Hank Williams

ATTEST:

\_\_\_\_\_  
City Recorder

# **Discussion**

# **Audit Report**



Staff Report

Finance Department  
Bev Adams, Finance Director

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To: Mayor & Council  
From: Bev Adams, Finance Director *BA*  
Date: November 13, 2014  
Subject: Audit presentation

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**Background:**

The audited Comprehensive Annual Financial Report for the year ended June 30, 2014 will be complete and a copy given to you this evening.

City auditor Paul Neilson, CPA, from Isler CPA, LLC will be here and will present the audit.

Please use this opportunity to ask questions of Paul regarding the audited information being presented or financial operations in general.

**Recommended Action:**

That Council accept, by motion, the June 30, 2014 audited financial report.

# **Discussion**

## **Intersection of 7<sup>th</sup> and Oak Streets**



**ADMINISTRATION DEPARTMENT**

140 South 3<sup>rd</sup> Street · Central Point, OR 97502 · (541) 664-7602 · www.centralpointoregon.gov

**STAFF REPORT**

November 4, 2014

**AGENDA ITEM: Re-Look at 7<sup>th</sup> and Oak Street Stop Signs**

**STAFF SOURCE:**

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Matt Samitore, Parks & Public Works Director

**BACKGROUND/SYNOPSIS:**

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This past summer it was determined that the intersection of 7<sup>th</sup> and Oak could be reconfigured making Oak the thru Street and putting the stop signs on 7<sup>th</sup> Street. In analyzing the change it has been determined that the current configuration cannot continue because of the skew of the intersection and resident parking patterns.

**Issues:**

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In order to resolve the site vision issues we have three options.

1. Make the intersection a 4 way stop.
2. Change the signage back so it has stop signs on Oak.
- 3 Construct bulb outs to move stop signs out far enough so vehicles can see around foliage and parked cars.

**ATTACHMENTS:**

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Pictures of Intersection

**RECOMMENDATION:**

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Staff recommends option 1 or 2.

**PUBLIC HEARING REQUIRED:**

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No.





# **Business**

# **Citizen Survey**

# **Questions**



**ADMINISTRATION DEPARTMENT**

140 South 3<sup>rd</sup> Street · Central Point, OR 97502 · (541) 664-7602 · www.centralpointoregon.gov

**STAFF REPORT**  
November 13<sup>th</sup>, 2014

**AGENDA ITEM: Discussion/finalization of the 2014/2015 City of Central Point citizen survey questionnaire.**

**STAFF SOURCE:**

Chris Clayton, City Manager

**BACKGROUND/SYNOPSIS:**

The city’s strategic plan (goal 1, strategy C) directs city administration to periodically survey Central Point citizens on their satisfaction with general city functions and service levels. This has been customarily done on two-year intervals (2005, 2008, 2010 & 2012) and over the next couple of months, the City will be hiring a consultant to conduct a scientifically valid telephone survey of citizens living in Central Point. The survey asks a variety of questions that aim to gauge citizen satisfaction with city services and the overall quality of life in Central Point. Additional questions such as rating spending priorities for programs, projects and services provide guideposts for future policy decisions. Although the 2014 survey will be similar to previous surveys, we will be seeking input outside of the statistically valid telephone portion of the survey. More specifically, the survey will also be sent via direct mail and will be available on the City’s website to give everyone a chance to participate in this important opportunity.

The focus of this council discussion should be to revise, add or subtract from the draft 2014 City of Central Point citizen survey questionnaire. After tonight’s revisions, the document will be finalized before conducting the survey.

**ATTACHMENTS:**

1. Draft 2014 City of Central Point citizen survey questionnaire.

**RECOMMENDATION:**

1. As necessary, revise the draft 2014 City of Central Point citizen survey questionnaire.

**PUBLIC HEARING REQUIRED:**

No – Public Comment can be accepted on this discussion item, but no public hearing is required.

**SUGGESTED MOTION:**

I move to direct staff per recommendation # \_\_\_\_ as described above.

# 2014 Central Point Citizen Survey

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*Final Draft Questionnaire – November 5, 2014*

## Part 1 – Residential Satisfaction

1. If you were to name one thing you most enjoy about living in Central Point, what would that be?
  - a. Quiet Neighborhoods
  - b. Scenery and environment
  - c. Small town feel
  - d. Safety
  - e. Schools
  - f. Parks and recreation
  - g. Community events
  - h. Other [specify]
  - i. Don't Know/Refused
  
2. What in the City of Central Point would you most like to see change/happen/improve upon to make the community more livable?
  - a. Decreased traffic congestion
  - b. Increased availability of parking
  - c. Improved roads and streets
  - d. Reduced crime and increased safety
  - e. Increased public transit
  - f. More parks
  - g. More recreational opportunities
  - h. More cultural opportunities
  - i. More sidewalks and streetscapes
  - j. More businesses and economic growth
  - k. Other: [specify]
  - l. Don't Know/Refused
  
3. How many times have you used the following city services and/or departments in the last 12-months?
  - a. \_\_Parks & Recreation (facilities, parks, classes, department, etc.)
  - b. \_\_Police Department
  - c. \_\_Public Works Department (permit center, reporting)
  - d. \_\_Planning and Community Development
  - e. \_\_Finance Department

- f.  HR/Personnel
  - g.  Administration (council, mayor, city manager, city recorder, etc.)
  - h.  Community Sponsored Events (fairs, festivals, open house, etc.)
  - i.  City Council meetings/Public Hearings (attended)
4. Of those city services and/or departments you have used in the last 12-months, how would you rate your satisfaction with the level of service/offering on a scale of 0-10 (0 = "very unsatisfied" and 10 = "very satisfied")
- a.  Parks & Recreation (facilities, parks, classes, department, etc.)
  - b.  Police Department
  - c.  Public Works Department (permit center, reporting)
  - d.  Planning and Community Development
  - e.  Finance Department
  - f.  HR/Personnel
  - g.  Administration (council, mayor, city manager, city recorder, etc.)
  - h.  Community Sponsored Events (fairs, festivals, etc.)
  - i.  City Council meetings/Public Hearings
5. On a scale of 0 to 10 (0 = "very unsatisfied" and 10 = "very satisfied"), how satisfied are you with the City of Central Point regarding the following:
- a.  Hours and days of operation
  - b.  Obtaining city contact information
  - c.  Times and dates for special city events
  - d.  Accessibility to council members and city staff
  - e.  The City of Central Point's communication with its citizens
  - f.  Crime and safety
  - g.  Traffic congestion, road/street conditions
  - h.  Forms and/or applications the city provides/requires
6. In your opinion, what should be the top three spending priorities for Central Point's local government programs? Please prioritize in terms of a 1, 2, and 3 where 1 is the most important.
- a.  Road maintenance and improvements
  - b.  Police department
  - c.  Economic development
  - d.  HR/Personnel
  - e.  Parks facilities
  - f.  Recreation programs
  - g.  Don't know/refused
7. On a scale of 0 to 10, (0 = "very unsatisfied" and 10 = "very satisfied"), how satisfied are you with the direction the City of Central Point is heading? [Enter 11 for DK/Refused]

8. On a scale from 0-10, (0 = “ a very low quality of life” and 10 = “a very high quality of life”), how would you rate the quality of life in the City of Central Point? [Enter 11 for DK/Refused].
9. Why did you give that rating?
10. What do you think the City of Central Point can do to improve the quality of life?
11. Have you made an effort to obtain information regarding City services or facilities from the City of Central Point in the last two years?
12. Which sources of information do you generally utilize to learn about what is happening in the City of Central Point
  - a. Word of mouth
  - b. City newsletter
  - c. Parks & Recreation Activity Guide
  - d. City Hall
  - e. Local newspaper [Specify] \_\_\_\_\_
  - f. City Website ([www.centralpointoregon.gov](http://www.centralpointoregon.gov))
  - g. Business organizations (Chamber of Commerce)
  - h. Community organizations (Kiwanis, Rotary, School PTA, etc.)
  - i. Local Television Channels
  - j. Local Radio
  - k. Social networking sites (Facebook, etc.)
  - l. Community events (fairs, festivals, school events, etc.
  - m. DK/Refused
13. If 12(f) was selected, “On a scale from 0-10, where (0 = “not useful” and 10 = “very useful”), how would you rate the usefulness of the City of Central Point’s website?
14. If 12(f) was selected, why did you give that rating?
15. Aside from the ones I just read, what other sources of communication would be helpful for you to receive information from the City of Central Point (i.e. services, events)?
16. What information have you wanted and/or needed to find out over the past 3 months?
  - a. Hours for city departments
  - b. Driving directions to City Hall
  - c. Contact information (phone numbers, mailing addresses and/or email addresses)
  - d. Times/dates/calendar for events
  - e. Hours of operation for city parks recreation centers, etc.
  - f. Applications and/or forms process
  - g. Website address

h. Other [Specify]

17. When seeking information about the City of Central Point, which of the following sources do you consider to be the most trustworthy in terms of accuracy and relevance of the information

[Record all that apply]:

- a. City newsletter
- b. Media (reports/bulletins, newspaper articles, radio, TV, etc.)
- c. City of Central Point elected officials
- d. City of Central Point employees and staff
- e. Neighbors/residents
- f. Business owners
- g. Social Media (Facebook, etc.)
- h. Other [Specify]
- i. DK/Refused

18. On a scale from 0 to 10, (0 = "very unsafe" and 10 = "very safe"), how safe do you feel in the City of Central Point? [Enter 11 for DK/Refused]

19. I am going to read a series of statements. For each one I read, on a scale from 0-10 (0 = "you strongly disagree" and 10 = "you strongly agree"), please rate each statement individually. [Enter 11 for DK/Refused]

- a. \_\_\_ "I believe the City of Central Point has been effective in carrying out their plan to manage growth and support services in our community."
- b. \_\_\_ "The Central Point Police Department meets the community's needs."
- c. \_\_\_ "The City's downtown improvements including widening sidewalks, planting trees, and installing ornamental lighting have helped create a safe and attractive business environment."
- d. \_\_\_ "I am pleased with the City's efforts to provide greater variety of housing by developing townhouses, apartments and traditional housing in single family neighborhoods."
- e. \_\_\_ "The City is doing an excellent job of keeping citizens informed about city issues."
- f. \_\_\_ "I believe the establishment of a Central Point Urban Renewal Agency will create more economic development opportunities in the City of Central Point."
- g. \_\_\_ "I would recommend Central Point to my friends as a good place to live."

## Part 2 – Department Specific Questions (2014 Draft)

### Community Development

1. On a scale of 0 to 10 (0 = “not important at all” and 10 = “extremely important”) how would you rate the importance of revitalizing Central Point’s downtown business district? [Enter 11 for DK/Refused].
2. On a scale of 0 to 10 (0 = “not important at all” and 10 = “extremely important”), how important is Central Point’s downtown to the overall development and image of the city? [Enter 11 for DK/Refused]
3. On a scale of 0 to 10 (0 = “not at all important” and 10 = “extremely important”) how important is it for the City to continue to support local business development by offering Destination Business Training? [Enter 11 for DK/Refused]

### Urban Renewal

1. In order of priority, where would you like to see Central Point Urban Renewal funds focused? Please prioritize in terms of a 1, 2, and 3 where 1 is the most important.
  - a. \_\_\_ East Pine Street & Interchange Planning (East of 10<sup>th</sup> Street)
  - b. \_\_\_ Housing Redevelopment Incentives
  - c. \_\_\_ The Highway 99 Corridor
  - d. \_\_\_ The Pine Street Corridor (the downtown core from Front to 6<sup>th</sup> Street)
  - e. \_\_\_ Don’t know/refused

### Jackson County Expo

1. In recent budget cycles, the City of Central Point has appropriated funds to support community events (Rodeo, Fourth of July, Oregon Quarter Horse and other equestrian events) held at the Jackson County Expo. What level of support would you like the City to offer the Jackson County Expo in the future?
  - a. More funding
  - b. Maintain current funding
  - c. Less funding

### Parks & Public Works Department

1. The City’s long-term financial plan indicates that parks, recreation, and public safety will each require a \$1.00 fee to maintain current service levels? Please indicate your support for a \$1.00 fee for:
  - a. Parks facilities and maintenance, including repair and replacement of playground equipment; (Record Yes, No, Undecided, Refused)
  - b. Recreation programs, including city sponsored events; (Record Yes, No, Undecided, Refused)
  - c. Public safety/police protection (Record Yes, No, Undecided, Refused)

2. Pending funding availability, which 3 parks and recreation amenities would you like included in the community? [Record top 3 choices only].
  - a. Year round swimming pool
  - b. An additional water spray park
  - c. Basketball gymnasium
  - d. Dog Park
  - e. Recreation Classrooms
  - f. Little League Fields
  - g. Additional community trails
  
3. On a scale of 0 to 10 (0="not at all satisfied" and 10= "very satisfied") how would you rate your satisfaction with the following City-sponsored events and recreation offerings:
  - a. \_\_ Easter Egg Hunt
  - b. \_\_ Friday Night Festivals
  - c. \_\_ Battle of the Bones
  - d. \_\_ 4<sup>th</sup> of July Parade
  - e. \_\_ Bike Fair
  - f. \_\_ Community Christmas & Lights Parade
  - g. \_\_ Recreate Guide Classes
  
4. Are there any other events or recreation offerings you would like to see in Central Point?
  - a. Yes [Specify]
  - b. No
  - c. Don't Know/Refused

### **Part 3 – Demographics**

1. How many years have you lived in Central Point? [Enter 99 for DK/Refused].
  
2. What type of housing do you live in?
  - a. Multifamily housing (condo, apartment, townhouse, mobile home)
  - b. Single Family Housing
  - c. Refused
  
3. Do you own or rent your home?
  - a. Own
  - b. Rent
  - c. Refused



4. In what year were you born? [Enter 1999 for refused].

5. What is your ethnicity?

- a. White (Caucasian)
- b. Black (African American)
- c. American Indian or Alaskan Native
- d. Asian
- e. Hispanic/Latino
- f. Don't Know/Refused
- g. Other [Specify]

6. Gender

- a. Male
- b. Female

Suggested Additional Demographic Questions:

- Marital Status:
  - Single
  - Married without children
  - Married with children
  - Refused
  
- Please indicate your highest education Level:
  - High School Diploma/GED
  - Associates Degree (AA/AS)
  - Bachelor's Degree (BA/BS)
  - Master's Degree (MA/MS)
  - Doctorate Degree (PhD)
  
- Please indicate your employment status:
  - Working Full Time
  - Working Part Time
  - Not working
  - Retired

**Business**

**Planning Commission  
Report**



## PLANNING DEPARTMENT MEMORANDUM

**Date:** November 13, 2014  
**To:** Honorable Mayor & Central Point City Council  
**From:** Tom Humphrey AICP, Community Development Director  
**Subject:** Planning Commission Report

The following items were presented by staff and discussed by the Planning Commission at a regularly scheduled meeting on November 4, 2014.

- A. **Consideration of Resolution No. 809 forwarding a favorable recommendation to the City Council to approve a Conceptual Land Use and Transportation Plan for CP-4D, An Urban Reserve Area of the City of Central Point, File No. 14008.** The Planning Commission conducted a final review the CP-4D Conceptual Plan in order to make a favorable recommendation to the City Council. The Commission previously reviewed this document in at least one draft form and directed staff to make revisions based on input from affected agencies and property owners. The revisions were made and the Commission unanimously supported the document, recommending approval by the City Council.
- B. **Introduction and Discussion of a Conceptual Land Use and Transportation Plan for CP-1B, An Urban Reserve Area of the City of Central Point, File No. 14009.** After discussing a draft of the Conceptual Plan for the CP-1B Urban Reserve Area, the Commission directed staff to 1) complete the supporting findings; 2) distribute the document to affected agencies and 3) initiate public input on the plan.
- C. **Introduction and Discussion of an Agreement Between the City of Central Point and Jackson County for the Joint Management of the Central Point Urban Growth Boundary, File No. 14021.** The Planning Commission was introduced to a draft of the Urban Growth Boundary Management Agreement (UGBMA) that is being revised by City and County staff to satisfy conditions of the Regional Plan. Among the revisions are policies to collaborate with Jackson County over Forest/Gibbon Acres and the Jackson County Expo. Both areas are proposed to become "Areas of Mutual Planning Interest". The Commission will see this document again at their joint City/County Planning Commission meeting on November 20, 2014.