



# 2020 Comprehensive Plan Amendments

Planning Commission Public Hearing  
August 18, 2020

1



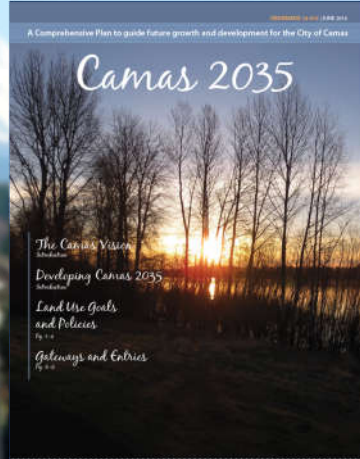
“In the year 2035, residents of Camas continue to appreciate their safe, diverse and welcoming community...”

CAMAS VISION STATEMENT FROM CAMAS 2035, COMPREHENSIVE PLAN

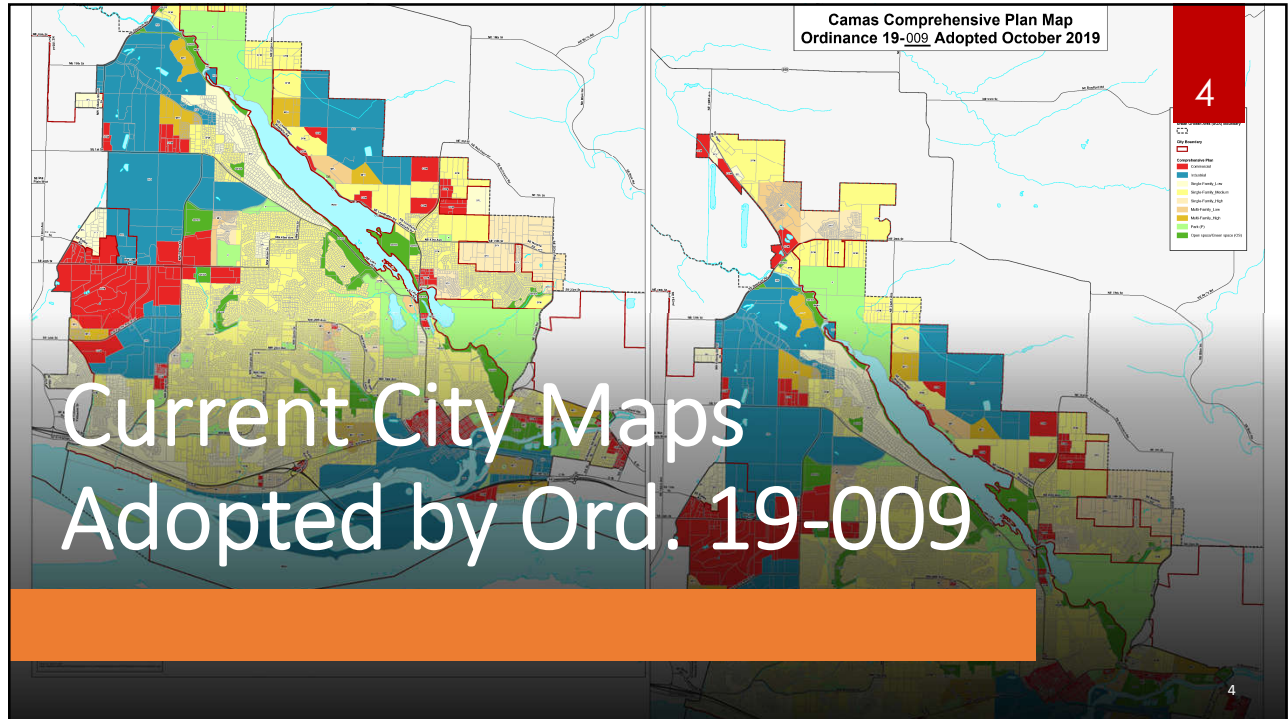
2

# Elements of Camas 2035

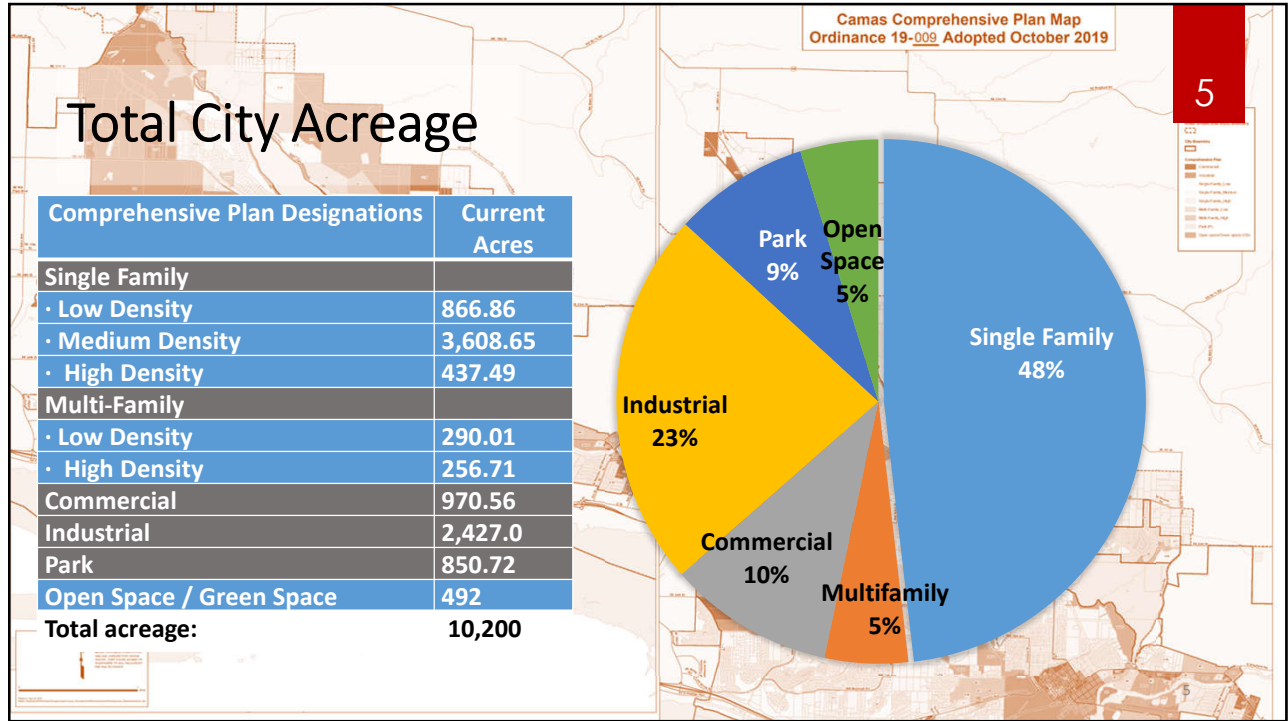
Land Use	1
Housing	2
Natural Environment	3
Transportation	4
Public Facilities & Services	4
Economic Development	6
Appendices	



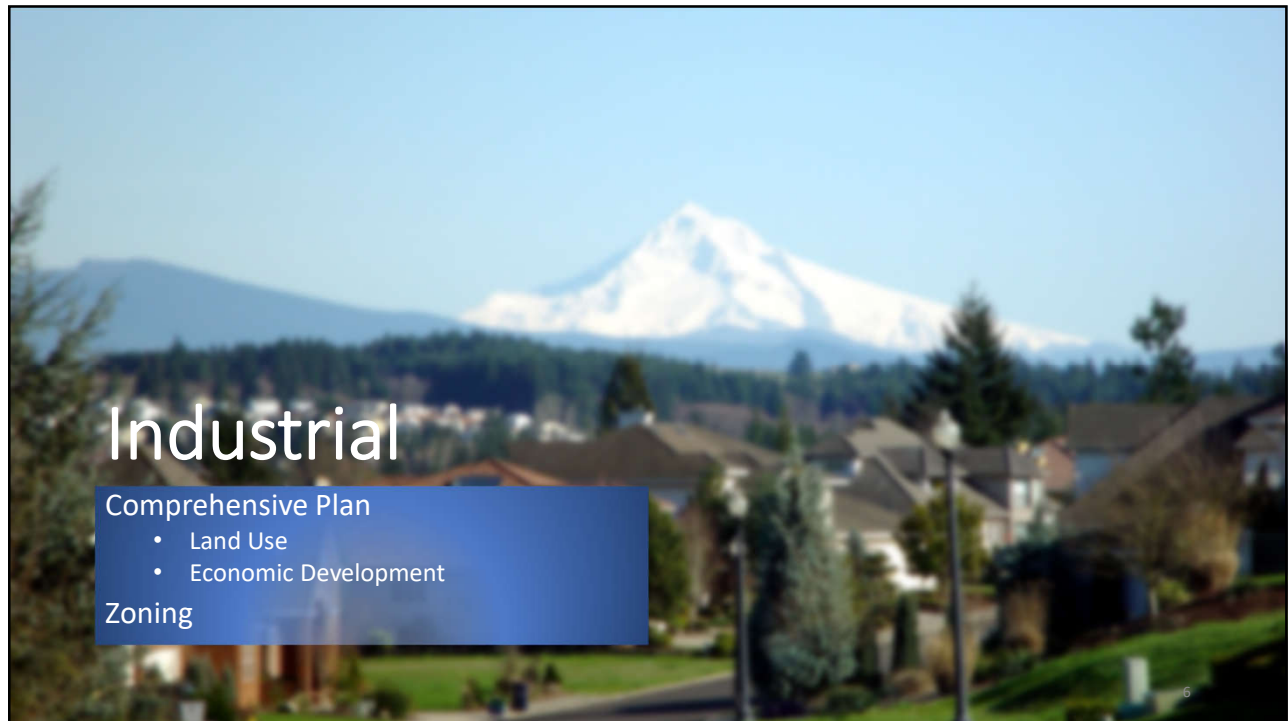
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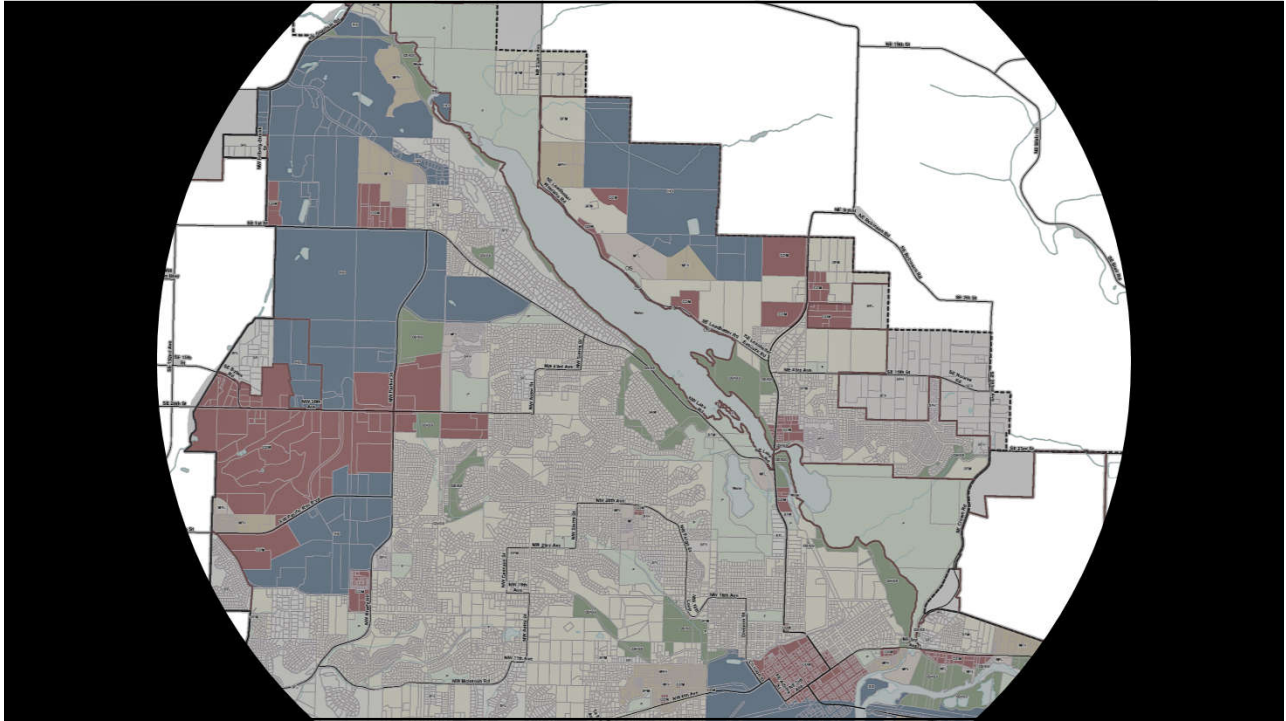
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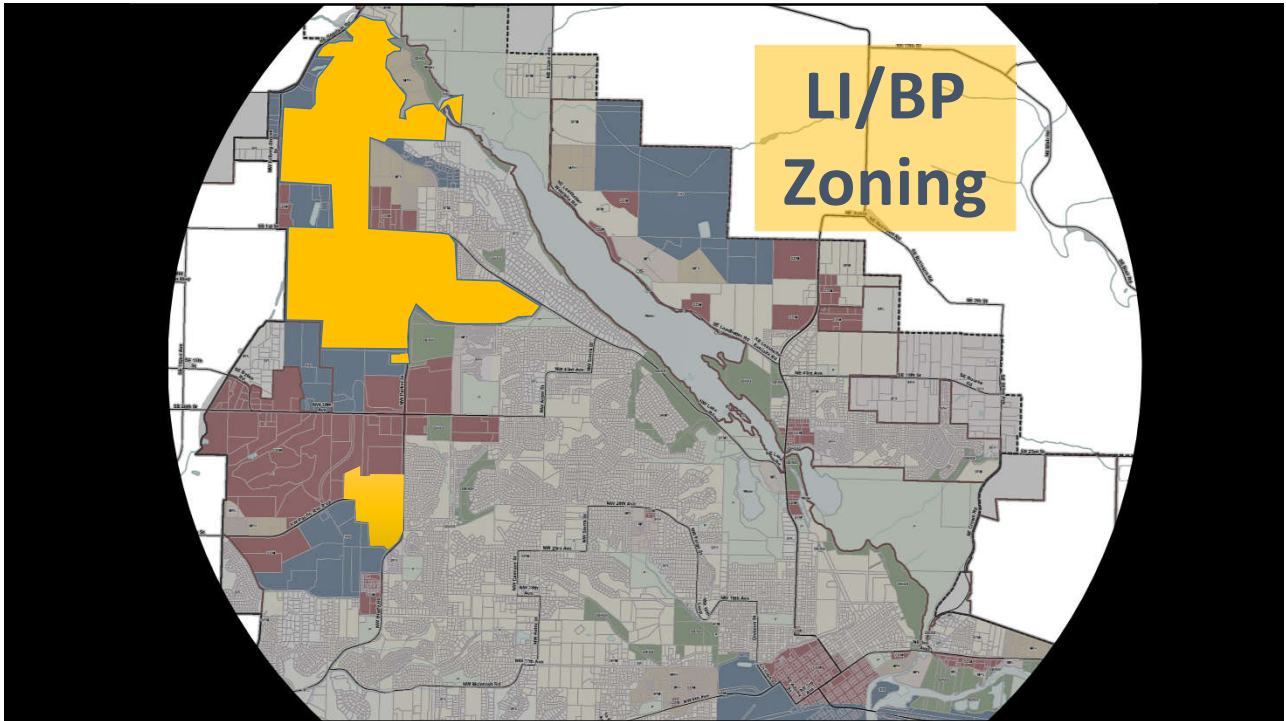
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# Light Industrial/Business Park Zone

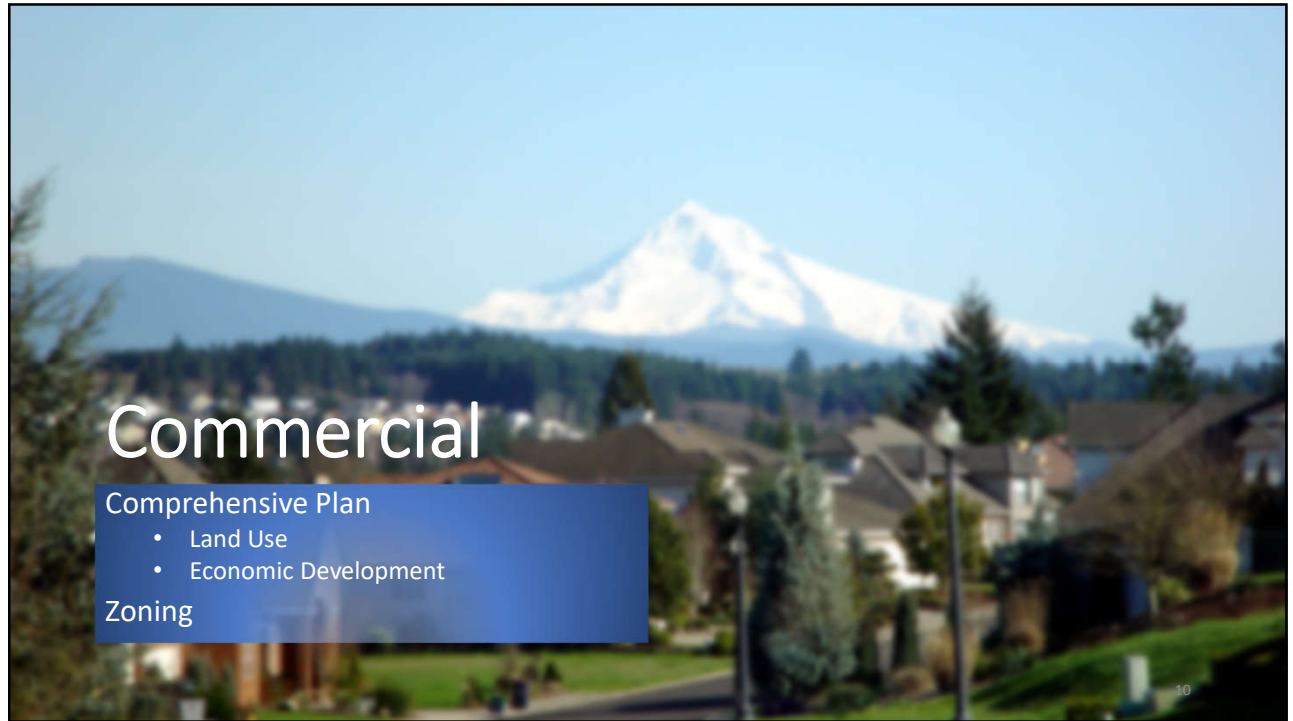


**Camas Meadows Dr.**  
 Plexsys  
 Lightfeet  
 Reality  
 Oregon Ice Cream  
 Logitech

**NW Lake Road**  
 Safe Fire  
 Almar Tools  
 Wafer Tech  
 Samson Sports

**NW Pacific Rim Dr.**  
 Kärcher  
 Furuno  
 (West-Adjacent) Holland Shopping Center

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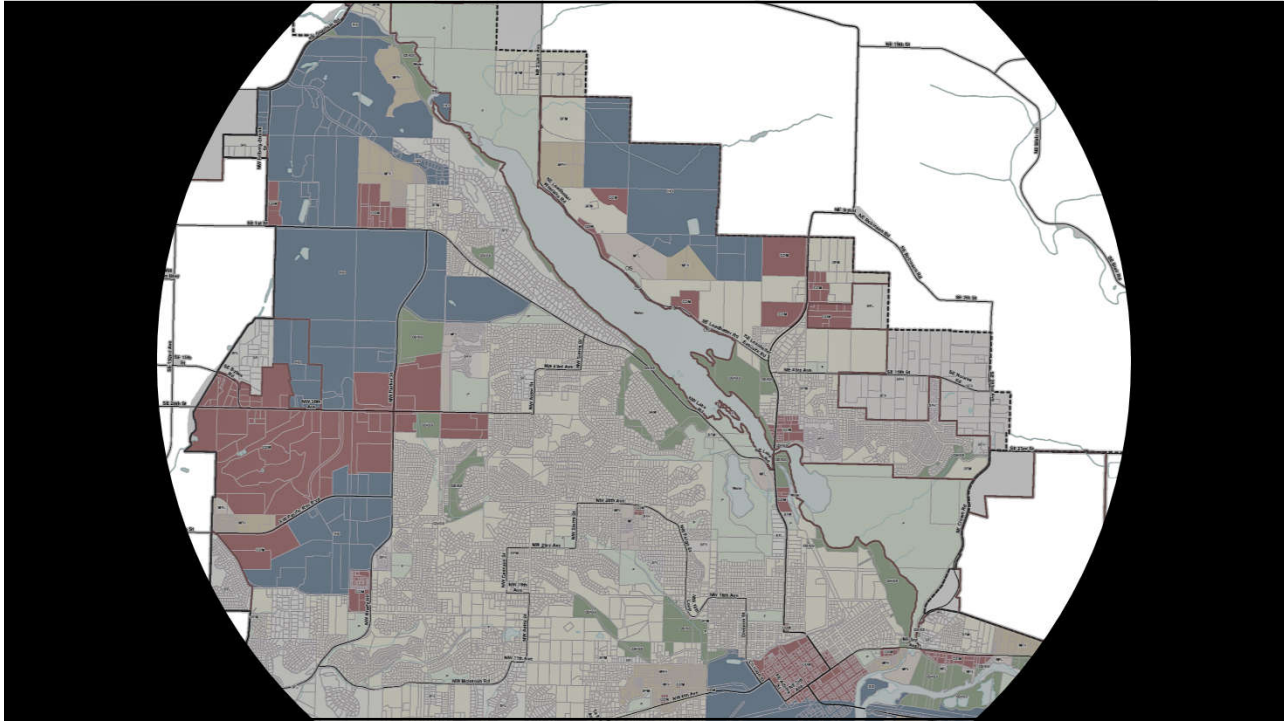
# Commercial

**Comprehensive Plan**

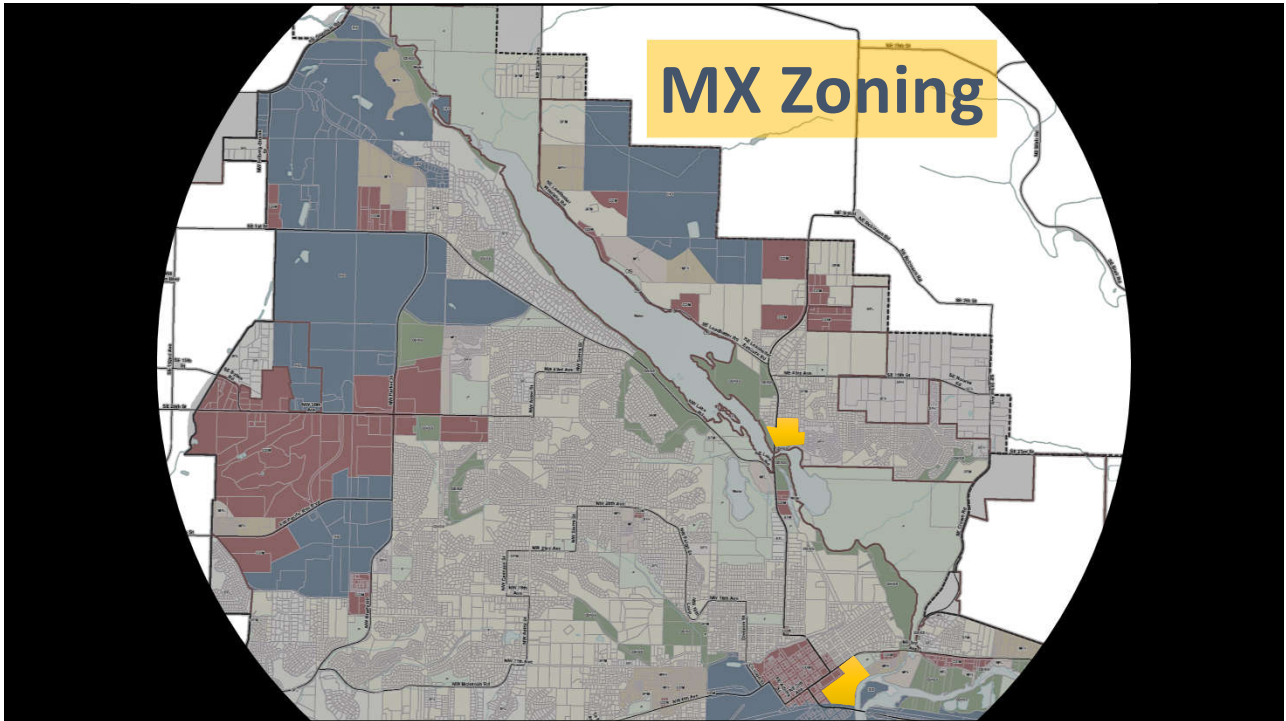
- Land Use
- Economic Development

**Zoning**

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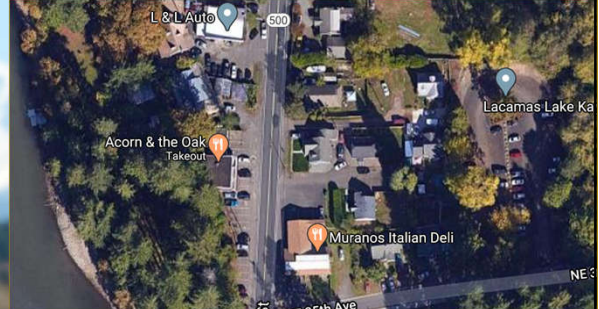
11



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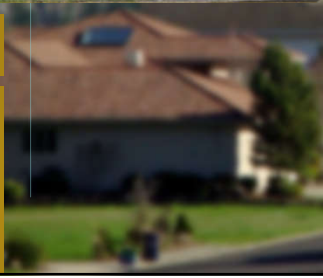
# Mixed Use Zone

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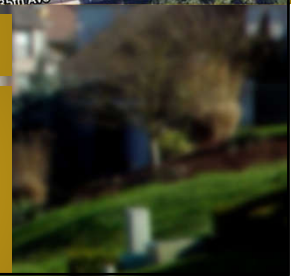
## 2<sup>nd</sup> Avenue

- South of Safeway
- Chiropractic clinics
- Opus Music
- School District (Life skills home)



## Everett Street

- Acorn & the Oak
- Murano's Deli
- L&L Auto
- Kayak Rentals



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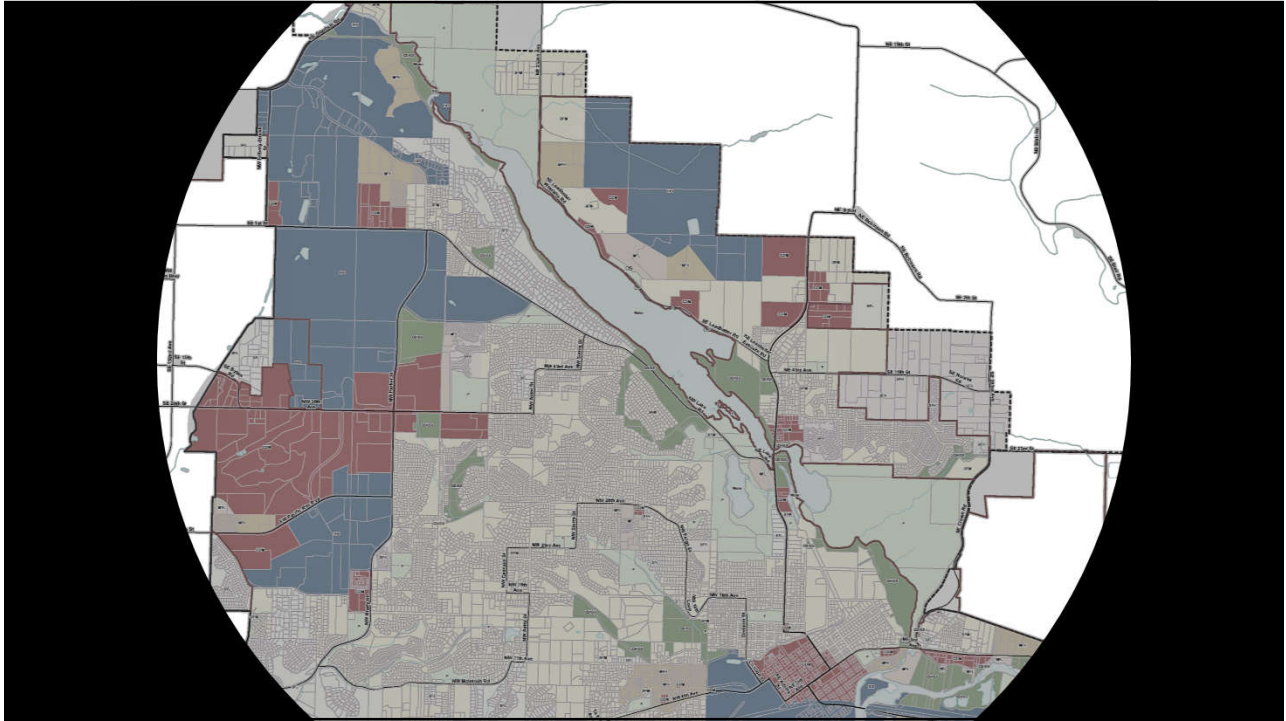
# Residential

## Comprehensive Plan

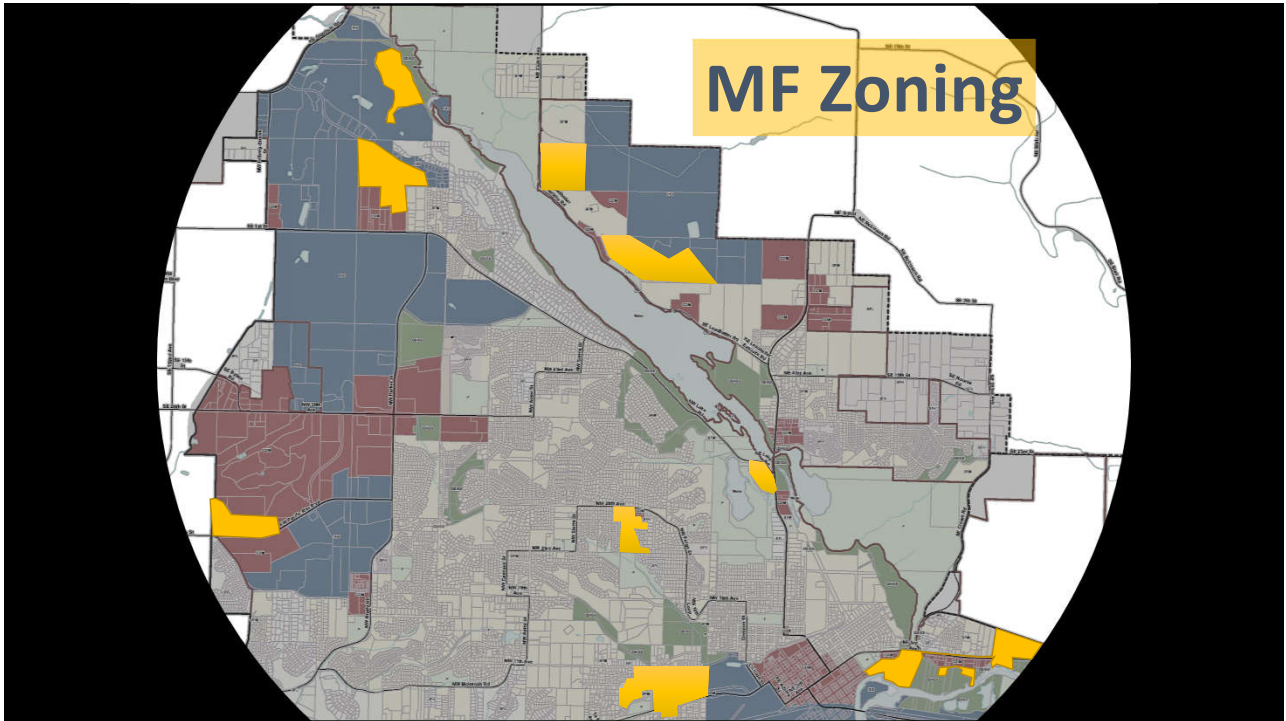
- Housing
- Land Use

## Zoning

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# Multifamily

NW 6<sup>th</sup> Ave.  
SE 34<sup>th</sup> St.

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# Multifamily

NW 28<sup>th</sup> Ave  
NW 7<sup>th</sup> Ave

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# Evaluation Criteria

- Impact upon
  - Comprehensive Plan or zoning code?
  - Surrounding properties?
  - Code & other adopted documents?
- Alternatives to the proposal?

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**Mills Family**  
#CPA20-02

**Size:** 57 Acres

**Current:** MF-10 and MF-18/  
Multifamily; BP / Industrial

**Proposed:** MF-10 (35.6 acres)  
MF-18 (21.02 acres)

**Current Use:** Vacant

**Adjacent Use:** Agricultural  
(non-conforming)

The map shows a property boundary outlined in purple. The property is divided into two zones: MF-10 (light green) and MF-18 (orange). To the north is an R-12 zone (yellow with cross-hatch). To the west is a water body. A road labeled 'SE Leadbetter Rd' runs along the southern edge. A scale bar at the bottom left indicates 0, 300, and 600 feet.

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Lofts at Camas  
Meadows  
#CPA20-03

**Size:** 4 acres  
**Current:** LI/BP - Industrial  
**Proposed:** MX - Commercial  
**Current Use:** Vacant  
**Adjacent Use:** Golf Course

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## Next Steps

- ✓ Conduct public hearing
- ✓ Deliberate and forward a recommendation to City Council
  - Adoption,
  - Rejection or
  - Deferral of each proposed change

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