



MEMORANDUM

**TO:** Deschutes County Board of Commissioners

**FROM:** Peter Gutowsky, AICP, Director  
CDD Management Team

**DATE:** May 25, 2022

**SUBJECT:** Deliberations – Community Development Department Draft Fiscal Year 2022-23 Work Plan

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**I. SUMMARY**

The purpose of this Board of County Commissioners (Board) agenda item is to deliberate on and adopt the Community Development Department (CDD) Fiscal year (FY) 2022-23 Work Plan (Attachment).

**II. BACKGROUND**

The Board conducted a public hearing on the Draft CDD FY 2022-23 Work Plan and 2021 Annual Report on May 11 and received oral and written testimony. Previously, the Planning Commission conducted a work session, public hearing and recommended the long range work plan to the Board.

**III. BOARD DECISIONS**

Below are decision points for the Board to consider in adopting the FY CDD 2022-23 Work Plan:

1. Affirm or amend the projects in **Table 1**, which are priority discretionary and non-discretionary projects.
2. Affirm or amend the Planning Division operational responsibilities, regional coordination duties, and code maintenance tasks in **Table 2**.
3. Affirm or amend the low priority projects in **Table 3**.
4. Consider other projects recommended by members of the public (see **Table 3**).

The Planning Commission endorsed the projects listed in Table 1, considering all of them noteworthy projects for the community. To the extent that resources become available, they recommended several projects that could lead to zoning text amendments pertaining to livability, economic development, and environmental sustainability:

- Dark skies
- Destination resort eligibility
- Environmental sustainability
- Overnight lodging vacation rentals
- Temporary uses of recreational vehicles
- Water resources
- Wireless telecommunication

Table 1 captures priority discretionary and nondiscretionary projects that are supported by the Board, grant funded, or in process.

**Table 1 – Priority Discretionary and Non-discretionary Projects**

Priority Projects	
1. Current Planning <sup>1</sup>	6. New Mule Deer Wildlife Inventory
2. Comprehensive Plan 2040 Update	7. SB 762, Wildfire Mitigation
3. Tumalo Community Plan Update (TGM Grant)	8. Transportation System Plan (TSP) Update
4. Sisters Country Trails (TGM Grant)	9. Historic Preservation (CLG Grant)
5. SB 391, Rural Accessory Dwelling Units	10. City of Bend Urban Growth Boundary (UGB), HB 4079, Affordable Housing Project

Table 2 identifies ongoing Planning Division operational responsibilities, regional coordination duties, and code maintenance tasks. These projects in their totality range from “minor” to “moderate”, requiring staffing resources that span 2 to 8 months to complete.

**Table 2 – Operational Responsibilities, Coordination Duties, and Code Maintenance**

Category	Projects
<b>Operational Responsibilities</b>	1. Destination Resort and Overnight Lodging Reporting 2. Marijuana inspections 3. Population estimates and forecasting 4. Staffing Historic Landmarks Commission (HLC), Bicycle and Pedestrian Advisory Committee (BPAC), and Mitigation and Advisory Committee (M&E) 5. Participate in 2023 Legislative Session 6. Support internal County departments (new landfill siting, etc.).

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<sup>1</sup> Current Planning responsibilities are non-discretionary. Local land use decisions are subject to specific deadlines per state law. ORS 215.427.

Category	Projects
<p style="text-align: center;"><b>Coordination Duties</b></p>	<p>7. City of Bend Coordination</p> <ul style="list-style-type: none"> <li>• Update and adopt the Bend Airport Master Plan (BAMP) and amend the County’s Comprehensive Plan and Development Code</li> <li>• Coordinate on growth management issues.</li> </ul> <p>8. City of La Pine Coordination</p> <ul style="list-style-type: none"> <li>• Participate in updating County-owned New Neighborhood comprehensive plan designations, master plan, and zoning codes.</li> </ul> <p>9. City of Redmond Coordination</p> <ul style="list-style-type: none"> <li>• Coordinate with City of Redmond and Central Oregon Intergovernmental Council (COIC) on CORE3, a multi-stakeholder regional emergency coordination center</li> <li>• Coordinate on growth management issues.</li> </ul> <p>10. City of Sisters Coordination</p> <ul style="list-style-type: none"> <li>• Participate in the implementation of Sisters Country Vision Plan and City of Sisters Comprehensive Plan Update.</li> <li>• Coordinate on growth management issues.</li> </ul> <p>11. Growth management committees, Bend Metropolitan Planning Organization (MPO), and Oregon Department of Transportation (ODOT)</p> <p>12. Sage Grouse Coordination (<b>proposed recently by the Board</b>)</p>
<p style="text-align: center;"><b>Code Maintenance</b></p>	<p>13. Housekeeping Amendments</p>

Table 3 lists discretionary zoning text amendments. These are “lower” priority projects, requiring staffing resources that span 4 to 12 months or longer to complete.

**Table 3 – Low Priority Zoning Text Amendments**

Category	Projects
<p style="text-align: center;"><b>Zoning Text Amendments</b></p>	<ol style="list-style-type: none"> <li>1. Remove 10% reduction limit to property line adjustments in for farm and forest zoned properties</li> <li>2. Outdoor Mass Gatherings to be addressed more thoroughly (HB 2790, 2019, allows counties to treat OMG as land use decisions)</li> <li>3. Outdoor and Greenhouse Lighting Control Ordinance to comply with new technologies and Dark Skies best practices</li> <li>4. Introduce re-platting requirements for major serial lot line adjustments in subdivisions</li> <li>5. Sign code to become consistent with federal law by removing content limitations</li> <li>6. Accessory structure amendments clarifying they must be built concurrent with or after the establishment of a primary residence. Specify allowed facilities (baths, cook tops, wet bar) in residential accessory structures (<b>proposed by Deschutes County Current Planning Section and Code Compliance</b>)</li> <li>7. Section 6409(a) of the Spectrum Act (Wireless Telecommunication Amendments)</li> <li>8. In conduit hydroelectric generation code amendments</li> <li>9. Revisit Ham Radio Tower regulations to reflect building code updates and other issues</li> <li>10. Amend Deschutes County Code to prevent the siting of future destination resorts (<b>proposed by a Deschutes County resident</b>)</li> <li>11. Update regulations pertaining to temporary use of recreational vehicles as dwellings to better address occupancy, sewage, waste, fire hazards, and wetland impacts. (<b>proposed by Deschutes County residents</b>)</li> <li>12. Amend Deschutes County Code to address wireless telecommunication facilities proposed in Oregon Department of Transportation right-of-way (<b>proposed by a Deschutes County resident</b>)</li> </ol>

**IV. DRAFT MOTIONS**

1. Move to approve the CDD FY 2022-23 Work Plan as recommended by the Planning Commission;  
or
2. Move to approve the CDD FY 2022-23 Work Plan as recommended by the Planning Commission with the amendments decided by the Board at this meeting.

Attachment:

Draft CDD FY 2022/2023 Work Plan and 2021 Annual Report