



STAFF REPORT

Planning Commission

Meeting Type: Planning Commission
Meeting Date: January 22, 2024
From: Kelly O'Neill Jr., Development Services Director
Subject: Director's Report for January 2024

Upcoming Meetings:

February 26, 2024: Public Hearing on the Economic Opportunities Analysis (EOA) and Housing Capacity Analysis (HCA)

March meeting TBD

April 1, 2024 (tentative): Joint Work Session on Block 3 of the Comprehensive Plan

Moratorium Update: City staff and our consultants continue to work with DEQ and EPA on determining our capacity. We are hopeful this determination will be concluded this winter.

Comprehensive Plan Update: Now that we have established a factual base for economic development and housing through the EOA and HCA, we have drafted goals and policies for Block 3 of the Comprehensive Plan which is related to Housing, Economic Development, Governance, and Growth Management. The goals and policies will be sent via email to the Planning Commission and City Council for an initial review prior to being reviewed by the Community Advisory Committee. After they are reviewed by the Community Advisory Committee, staff will bring the Block 3 goals and policies before the Planning Commission and City Council at a work session in early spring.

Urban Renewal Grant Programs: The City Council approved a grant for a covered structure at the Tollgate Inn to provide outdoor seating beyond just the summer months. The building permit for this structure has been issued so construction should begin soon.

Development Services Code Enforcement Update: Code Enforcement closed **53** cases in December. 61% of these cases were the result of a Business License audit in which businesses that have never applied for a business license were notified of the requirement and given a deadline to comply.

Mt. Hood Athletic Club upgrade: The owners of Mt. Hood Athletic Club submitted plans and received approval for certain façade improvements to bring their building closer in compliance with the "Sandy Style" design. The proposed design for the new façade includes partial demolition of the existing trellis, a new curved canopy above the primary entrance to the building, new wood-framed and metal panel awnings, and a new masonry veneer base that extends 30 inches from the ground elevation. The curved canopy will follow the curve at the top of the existing main entrance, and the structure of the canopy will replicate the glulam's and tongue-and-groove used inside the main entrance's lobby.