

WORKSHOP MEETING MINUTES
SISTERS CITY COUNCIL
520 E. CASCADE AVENUE
MARCH 23, 2010

MEMBERS PRESENT:

Lon Kellstrom Mayor
Bill Merrill Council President
Sharlene Weed Councilor
Jerry Bogart Councilor

STAFF PRESENT:

Eric Porter Community Devel Director
Pauline Hardie Senior Planner
Laura Lehman Associate Planner
Kathy Nelson City Recorder

ABSENT:

Pat Thompson Councilor

ABSENT:

Eileen Stein City Manager
Lisa Young Finance Director
Brad Grimm Public Works Director

GUESTS:

Dave Wheeler Fire Marshall, Sisters/Camp Sherman Fire District

The meeting was called to order by Mayor Kellstrom at 8:00 a.m.

1. Development Code Update

The workshop from March 18, 2010 continued. The **Council** made the following changes:

2.4 Downtown Commercial District

- Move libraries to the Public Facility District
- Remove utility facilities as an allowed use from the zone
- Add breweries and distilleries to the use table as a minor conditional use
- Do not restrict cell phone tower height since towers are required to comply with the *Special Provision* chapter.
- Revise language with regard to window placement on the ground-floor of buildings

2.5 Highway Commercial District

- Move libraries to the Public Facility District
- Add breweries and distilleries to the use table as a minor conditional use
- Clarify that 20 foot set-back will not include parking or vehicular circulation
- Do not include bell towers, steeples, flag poles and other similar features from height restrictions
- Allow western themed false fronts to extend to 40 feet in height
- Revise language with regard to window placement on the ground-floor of buildings

2.9 Urban Area Reserve District

- Add language that only existing churches at the time of the adoption of the Development Code shall be conditionally permitted and considered conforming uses
- Add language for exceptions to building heights for affordable housing
- Do not include bell towers, steeples, flag poles and other similar features from height restrictions

2.12 Sun Ranch Tourist Commercial District

- Change 'General Store' to 'Neighborhood Market'
- Remove language that restricts who may frequent the Neighborhood Market
- Held off on the decision as to whether offices should be an allowed use until Shane Lundgren could be present for the discussion (with regard to Conklin House)

2.13 Sun Ranch Residential District

- Revise language in the purpose statement to remove any reference as to who will occupy the housing
- Remove attached or detached carports, garages or parking areas as a land use category
- Change 'enclosed parking space' to 'garage' to specify that garages are required

2.14 North Sisters Business District

- No changes as the Council did not agree with the Planning Commission recommendation to add offices as a permitted use

The **Council** briefly discussed a letter received from David Abbas with regard to the McKenzie Meadow Village proposed development. The **Council** determined the concerns raised in the letter would be addressed in the Master Plan chapter of the review process.

The workshop was continued to March 25, 2010 at 8:00 a.m.

Respectfully submitted,

Kathy Nelson, City Recorder

Lon Kellstrom, Mayor