

## ORDINANCE NO. 687

### AN ORDINANCE ADOPTING AMENDMENTS TO THE WILLAMINA DEVELOPMENT CODE, ZONE MAP, COMPREHENSIVE PLAN, AND COMPREHENSIVE PLAN MAP

**WHEREAS**, the City of Willamina applied for and was awarded an economic development grant from Yamhill County to perform amendments to the Willamina Development Code to support the local economy and expand local housing options for the residents of Willamina; and

**WHEREAS**, the City Council, by motion, initiated the Legislative Amendment project, referenced as file number LA 2020-01 on December 10, 2019; and

**WHEREAS**, the Planning Commission held a series of public work sessions over the course of a year and a half to compile a legislative amendment package of recommended changes to the Development Code, Zone Map, Comprehensive Plan text, and Comprehensive Plan Map; and

**WHEREAS**, on April 27, 2021, the Planning Commission held a duly noticed public hearing on the full legislative amendment package during which time public testimony was accepted verbally and in writing; and

**WHEREAS**, following public testimony by all interested parties, the Planning Commission deliberated and voted to recommend that the City Council approve the full legislative package as revised by the Planning Commission on April 27, 2021, adopt the findings included in the staff report, and direct staff to prepare an enacting ordinance; and

**WHEREAS**, on May 11, 2021, the City Council held a duly noticed public hearing on the full legislative amendment package during which time public testimony was accepted verbally and in writing; and

**WHEREAS**, following public testimony by all interested parties, the City Council deliberated and voted to approve the full legislative package, as revised by the City Council on May 11, 2021, adopt the findings included in the staff report, and direct staff to present an enacting ordinance.

#### **NOW, THEREFORE, THE CITY OF WILLAMINA ORDAINS AS FOLLOWS:**

**Section 1: Revisions to the Development Code.** The Willamina Development Code shall be revised as indicated in the redline track changes document labeled Exhibit A to the Staff Report to the City Council dated May 4, 2021, attached to this ordinance as Attachment A.

**Section 2: Revisions to the Zone Map.** The Willamina Zone Map shall be revised as indicated in the Staff Report to the City Council dated May 4, 2021, attached to this ordinance as Attachment A, including:

- 1) Adoption of the Business District Overlay (BDO) boundaries.
- 2) Rezone of the West Valley Community Campus properties from PAI -Public Assembly Institution to C3 – Community Mixed-Use Commercial.
- 3) Correcting a mapping error showing Garden Spot Park as split-zoned.

**Section 3: Revisions to the Comprehensive Plan Text.** The Willamina Comprehensive Plan shall be revised as indicated in the redline track changes document labeled Exhibit B to the Staff Report to the City Council dated May 4, 2021, attached to this ordinance as Attachment A.

**Section 4: Revisions to the Comprehensive Plan Land Use Designation Map.** The Willamina Comprehensive Plan Map shall be revised as indicated in the Staff Report to the City Council dated May 4, 2021, attached to this ordinance as Attachment A, which details the re-designation of the West Valley Community Campus properties from PAI – Public Assembly Institution to C – Commercial.

**Section 5: Adoption of Findings.** The City adopts the findings in response to the applicable decision criteria contained within the adopted Development Code, Comprehensive Plan, and Oregon Statewide Planning Goals, included in the Staff Report to the City Council dated May 4, 2021, attached to this ordinance as Attachment A.

**Section 6: Severability.** The sections, subsections, paragraphs, and clauses of this Ordinance are severable. The invalidity of one section, subsection, paragraph, or clause shall not affect the validity of the remaining sections, subsections, paragraphs, or clauses.

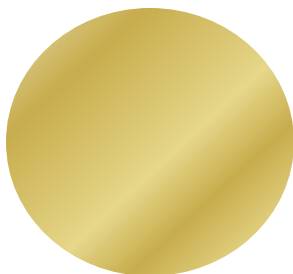
**Section 7: Codification.** Provisions of this ordinance shall be incorporated into the City Code and the work “Ordinance” may be changed to “code,” “article,” “section,” “chapter,” or other word, and the sections of this Ordinance may be renumbered, or re-lettered, provided however that any “Whereas” clauses and boilerplate provisions need not be codified and the City Recorder is authorized to correct any cross-references and any typographical errors.

**Section 8: Effective Date.** It is necessary for the peace, health, and safety of the citizens of Willamina that this ordinance be in effect immediately to support the local economy and expanded housing options for the residents of Willamina. Therefore, an emergency is declared to exist and this ordinance shall be in full force and effect upon its passage by the City Council.

The foregoing Ordinance was first read into the record in full, and then by title and passed by a vote of Council members in accordance with Chapter VIII, Section 30-31 of the City Charter on the 11<sup>th</sup> day of May, 2021, and duly

**PASSED and ADOPTED** this 11<sup>th</sup> day of May, 2021 by the following votes:

Councilor Baller: \_\_\_\_\_  
Councilor Wooden: \_\_\_\_\_  
Councilor Wilson: \_\_\_\_\_  
Councilor Lawson: \_\_\_\_\_  
Councilor McKnight: \_\_\_\_\_  
Councilor Johnson: \_\_\_\_\_



\_\_\_\_\_  
Robert Burr, Mayor

**Attest:**

\_\_\_\_\_  
Bridget Meneley, Deputy City Recorder