

Planning Department Highlights from 2013

January 2014

"WORKING WITH THE COMMUNITY TO SHAPE A VIBRANT AND EXCEPTIONAL CITY"

U of O Selects Medford as 2014 SCYP Partner

The University of Oregon and the City of Medford have begun an innovative, year-long partnership during which students and faculty work with municipal officials to complete sustainability projects and plans, such as bicycle routes and redevelopment proposals.

Following a statewide competition, the selection of Medford by the University of Oregon's Sustainable City Year Program (SCYP) initiates the fourth year of the University's commitment to strengthening the public component of public education.

In a typical year, more than 400 students spend 40,000 hours on projects that enhance livability, conserve resources and generate economic development – all while trying to reduce environmental impact.

The Sustainable Cities Year Program offers the City of Medford a unique opportunity to partner with a world class university in a program that will allow the City to address areas of the City's Strategic Plan for making Medford a more livable community.

Medford projects include community engagement efforts, improving bike access between the Bear Creek Greenway and population centers, design proposals for civic buildings, ecological restoration, and analyses for economic development and land use.

Medford officials are excited about the partnership and feel fortunate for being chosen as the fourth city to participate and the first chosen in Southern Oregon. Not only will the City receive the benefits of the program and the opportunity to work with students on real world projects, the City will also be able to showcase the City of Medford to a national and possibly worldwide audience.



Eric Swanson, City Manager, Nico Larco and Marc Schlossberg, Co-Directors of SCYP



University and City Project Leads get acquainted at Open House on August 26, 2013

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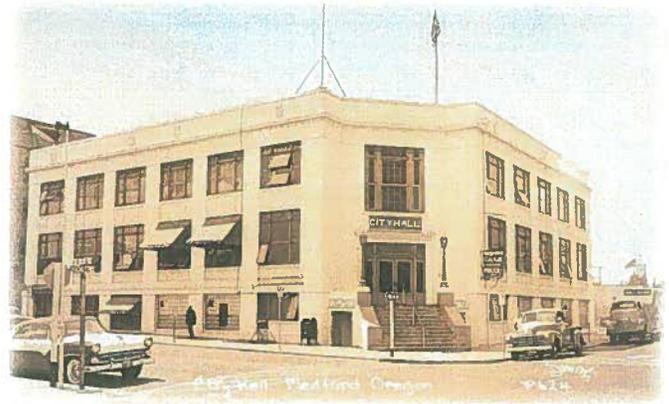


Sustainable City Year Program Medford Projects

- Downtown Wayfinding
- Encouraging New Development
- Analysis of Activity Centers
- Facility Funding PR
- Connections to Bear Creek Greenway
- Revisions to Housing Code
- Outreach to Minority Communities
- Neighborhood Watch
- Emergency Preparedness Plan
- Journalism Fellow
- Open Space Program
- Fire Department Strategic Plan
- Fire Facility Design
- RVTD Bus Rapid Transit
- RVTD PR Campaign

THINGS WE CELEBRATE

May -- Historic Preservation Month



September -- Bike to Work Week



October -- National Planning Month



Recently Approved Development Applications

- One West Main – Downtown Offices
- Habitat for Humanity – Sweet Place
- RV Airport – Rental Car Facility
- Jackson Co. Health Dept. Building
- Cedar Landing – Sky Lakes Sub. 7 & 8
- Buffalo Wild Wings – Delta Center
- Panda Express – Center Drive
- HAJC – 50 Residential Units
- Limestone Coffee Co. - 217 E. Main St.
- Cascade Self Storage
- Darigold – 1300 Court St.

Land Use Planning for Internal Study Areas (ISAs)

The Planning Department has undertaken a project to change the land use designations on vacant and underdeveloped properties in the Medford Urban Growth Boundary to allow for their most efficient use. The City Council adopted a resolution on September 5, 2013 initiating a General Land Use Plan Map amendment to study and potentially reclassify approximately 850 acres of land.

This project, called the Internal Study Area or "ISA" Project, proposes to reclassify properties mostly from Industrial designations to Commercial and from Low Density Residential (2 to 10 dwellings per acre) to Medium (10 to 15 dwellings per acre) or High Density Residential (15 to 30 dwelling per acre). The study areas are located in all quadrants of the City. Sites that have development potential, that are capable of being intensified (e.g., not steeply sloped), have adequate public facilities, and that are not encumbered by an already-adopted area plan were chosen for the project.

The Medford Planning Commission will begin public hearings on the proposals on January 23, 2014. The January 23 public hearing will focus on areas north of Jackson Street and a hearing on February 13 will focus on areas south of Jackson Street. The Planning Commission will likely make recommendations in February or March to the City Council, who will also conduct public hearings and ultimately make the final decision on which areas to reclassify.

Comprehensive Planning Code Amendments Approved

- Elimination of Unnecessary Code Provisions
- Southeast Overlay Zone Commercial Core Area Requirements
- Temporary Uses/Vendors
- Canine Daycare
- Water Conservation Landscaping Requirements
- Commissions Residency Requirements
- Electronic Sign Code for C-S/P Zones
- Elimination of Dual Reviews in Historic Overlay Zones

Record Number of Historic Review Applications

- Craterian Signage
- Shiki Restaurant Signage
- Henselman Realty – Enclose Patio
- One West Main Downtown Offices
- Medford School Dist. – Accessibility Ramp
- Scrub Hub Signage
- The Commons - Greyhound Portal Plan
- RCC – Awnings on Building B
- America West Bank Signage
- Digger's Goodyear Tavern – Façade
- Alexander Signage
- Davis – Façade
- Rahenkamp – Exterior Colors
- City Parks Dept. – Alba Park Signage
- HAJC - 50 Residential Units - 6th & Grape
- Limestone Coffee – Façade
- Anderson – Doors and Paint
- Monarch Building – Façade
- Kantor – Façade
- Brady – Door Replacement
- Owen – Signage
- Cow Creek Tribe – Signage

HISTORIC PRESERVATION Neighborhood Survey

Using state historic preservation funds, the City conducted a survey of one of the most historic neighborhoods in Medford, the Summit-Fairmount Neighborhood. After the historic commercial core of Medford developed in the late 19th Century, this neighborhood developed quickly between 1900 and 1910. The neighborhood is located between West Jackson Street on the north, West Main Street on the south, North Oakdale Avenue on the east and Western Avenue on the west. It contains McLoughlin Middle School and Zion Lutheran Church, two fine examples of the work of local architect Frank Chamberlain Clark. The purpose of the survey was to identify the historic resources in the neighborhood, ones of a certain age and style that haven't changed too much over the years.

One of the fascinating parts of this work was hearing property owners' stories about historic figures that used to live in the neighborhood. The home at 11 N. Peach Street is where a police officer was killed in 1933 when he went to arrest the leader of the Good Government Congress for election fraud. The signature of David Holmes of "Harry and David" fame is on the cement floor at 41 Ross Court. One person shared that Eleanor Roosevelt, while on the road campaigning for her husband, spent the night in the home of the Chair of the Jackson County Democratic Committee at 906 4th Street.

A Home in the Spanish Revival Style



Historic Summit-Fairmount Neighborhood



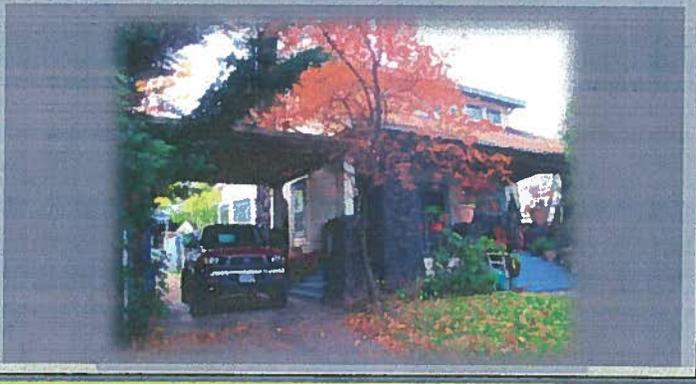
Victorian Style Farmhouse Built in 1890

The survey found that 67% of the homes were likely eligible as historic resources. Craftsman, Bungalow, and related architectural styles account for about 40% of the structures; Spanish Revival, Farm House, and Streamline Moderne style structures are also present. Planning Department staff invited residents to a May 1, 2013 open house to learn about their neighborhood's history with Historic Preservationist, George Kramer. Residents were eager to delve more into the histories of their own homes.

The Medford Landmarks and Historic Preservation Commission is looking at new ways to recognize the historic value of this local neighborhood.

The Landmarks and Historic Preservation Commission also launched a special website, "Medford, Oregon History", that puts historic resources from many different sources and different media formats at your fingertips! Google "Medford Oregon History" to reach the homepage. The site is divided into two parts: one has a variety of historic resources, and the other is about the work of the Landmarks and Historic Preservation Commission and historic preservation in the City. If you would like to suggest other resources to add to the site, please contact Kathy Helmer, Planner, at 541-774-2380.

A Craftsman Style Home



Chris Olivier, GIS Analyst Nominated for Team Captain of the Year Oregon Bike Commute Challenge

From Bicycle Transportation Alliance website about Chris:

"In addition to his Bike Commute Challenge leadership, he also coordinates the Bike to Work Week breakfast table in front of City Hall every May, and does a great job as the City Liaison to the City's Bicycle and Pedestrian Advisory Committee."

Tim McLeod from the Oregon Catholic Press was selected as the Team Captain for 2013. However, when interviewed, Chris said "It was just an honor to be nominated!"

Thanks for your continued support and involvement, Chris.....the City and Planning Department are proud of you.

Debbie Strigle Nominated for Employee of the Quarter Last Quarter of 2013

The Department Director and Office Administrator nominated Debbie Strigle, Administrative Support Technician, for the City of Medford Employee of the Quarter for the final quarter of 2013. Stated in the City Newsletter about Debbie: "She has a work ethic that goes above and beyond the norm!"

Thank you, Debbie, for your hard work and dedication to the City of Medford Planning Department.

It was a hard decision for the Committee as there were a lot of very dedicated City employees nominated. Mary Montague of the Building Department was selected as the Employee of the Quarter.



Chris Olivier, Planner II, GIS Analyst (Mr. Thumbs up!!)



Debbie Strigle, Administrative Support Tech

Comprehensive Planning Division gets New Planners!!

In 2013, two new staff additions came on board to replace planners who left the Planning Department. Both Carla Paladino, Planner III, and Joe Slaughter, Planner II, are assigned to Long Range Planning. The Long Range Planning division, currently made up of four planners, a GIS Analyst, and a supervisor, is undertaking a wide range of comprehensive or "long range" planning projects while development review applications are at a lower level than during the recent housing boom. In particular, the City is working on a review and potential expansion of the Urban Growth Boundary, a huge project requiring effort by all of the Long Range Planning section.

Carla, who started in August, has completed a Land Development Code amendment and is handling several Historic Review applications, along with a wide ranging zone change and other assignments related to the Urban Growth Boundary review and expansion.

Joe, who just arrived at the beginning of December, has been assigned a Land Development Code amendment. He has also begun to assemble all of the city, county, regional, and state requirements for Urban Growth Boundary expansion, to determine the tasks needed to comply, and to establish which tasks have been completed.

New Planning Department Employees

Carla Paladino

On August 5, 2013, the Planning Department hired a new Planner III, Carla Paladino, who came to us from the City of Grants Pass's Parks and Community Development Department. Carla is in the Long Range Planning Division of the Department, working on projects such as Comprehensive Plan and Land Development Code Amendments. She is a Certified Floodplain Manager and helped with the City's certification documents required in 2013.



New Employee Carla Paladino, Planner III

Joseph Slaughter

On December 2, 2013, the Planning Department welcomed a new Planner II, Joseph (Joe) Slaughter. Joe is also in the Long Range Planning Division of the Department working on projects such as the Urban Growth Boundary analysis. He previously was a planner for the City of Klamath Falls' Community Development Department. Joe is also a Certified Floodplain Manager.



New Employee Joe Slaughter, AICP Planner II

Staff Milestones

10 Year Milestone – Sarah Sousa, Planner III



5 Year Milestone – John Adam, Planner IV

