



COMMUNITY DEVELOPMENT

333 Broadalbin Street SW, Albany, Oregon 97321-0144 | BUILDING & PLANNING 541-917-7550, cd.customerservice@cityofalbany.net

Notice of Public Hearings

Comprehensive Plan Text Amendments, Albany Development Code Amendments

Files: CP-02-23, DC-02-23

April 20, 2023

Hearings Information

- Albany Planning Commission hearing: **Monday, May 1, 2023, at 5:15 p.m.**
Virtual: <https://council.cityofalbany.net/groups/plc/zoom>
Phone: 1-253-215-8782 (long distance charges may apply); Meeting ID: 837-8633-4863; Passcode: 464432
- Albany City Council hearing: **Wednesday, May 24, 2023, at 6:00 p.m.**
Virtual: On May 24, open the meeting link on the City calendar, www.cityofalbany.net/calendar
Phone: Find instructions on the Council's May 24, 2023 meeting agenda.

Both hearings will be in the City Council Chambers at Albany City Hall, 333 Broadalbin SW. If you have a disability that requires accommodation, please notify city staff at least 24 hours in advance of the meeting at 541-917-7550, or email cdaa@cityofalbany.net.

What is being proposed?

The City of Albany is proposing to amend its vehicle and bicycle parking requirements to comply with the Climate Friendly and Equitable Communities (CFEC) rules in Oregon Administrative Rules Chapter 660, Division 12 to include repealing parking citywide, establishing parking maximums, complying with electric vehicle charging capacity requirements in new parking lots, and climate friendly parking lot improvement standards. The City is also proposing to add comprehensive plan goals and policies to support the CFEC rules and creation of climate friendly areas. More information about this project can be found on the project website: www.cityofalbany.net/cd/cfec.

When will the staff report be available?

The staff report and associated proposed amendments to the Albany Comprehensive Plan and Development Code will be posted to the following website by 5:00 p.m. on April 24, 2023 and upon request to cdaa@cityofalbany.net, a copy of the staff report and proposed amendments can be emailed to you.

For additional information concerning the proposed CFEC parking reform amendments, please call the Albany Planning division at 541-917-7550, or email anne.catlin@cityofalbany.net.

How to provide comments (testimony):

Comments/Testimony. We invite your comments either in writing prior to the day of the public hearing or in person at the hearing. Your comments will be considered when the planning commission makes a recommendation, and the city council makes a decision on this application. All testimony and evidence must be directed toward the review criteria listed below. Failure to raise an issue in writing or verbally at a hearing

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before the close of the record or the final evidentiary hearing, or failure to provide statements or evidence with sufficient detail to allow the applicant an adequate opportunity to respond to each issue raised precludes an appeal based on that issue.

Persons wanting to provide testimony for either the planning commission or city council public hearings may choose one of the following options:

1. Email written comments to anne.catlin@cityofalbany.net **before noon the day of the applicable meeting** and include your name and subject of the public hearing, or mail comments to Albany Planning Division; PO Box 490, Albany, OR 97321; or
2. To testify during the public hearing, register before **noon on the day of the applicable meeting** by emailing cdaa@cityofalbany.net, with your name, address, phone number, and if you are speaking for, against, or neutral on the proposal. The chair/mayor will call upon those who registered, and testimony will be limited to three (3) minutes; or
3. Appear in person at the meeting and register to speak using the sign-up sheet. Testimony is limited to three (3) minutes.

Approval Criteria for This Application

The Albany Development Code (ADC) contains the following review criteria that must be met in order to approve the applications as described.

Comprehensive Plan Amendments (ADC 2.220)

- (1) A legislative amendment is consistent with the goals and policies of the Comprehensive Plan, the statewide planning goals, and any relevant area plans adopted by the City Council.
- (2) A legislative amendment is needed to meet changes conditions to new laws.

Development Code Amendments (ADC 2.290)

- (1) The proposed amendments better achieve the goals and policies of the Comprehensive Plan than the existing language.
- (2) The proposed amendments are consistent with Development Code policies on purpose and with the purpose statement for the base zone, special purpose district, or development regulation where the amendment is proposed.

Appeals

Any person who submits written comments or testifies at a public hearing will receive a copy of the notice of decision and the date the decision takes effect. Within five business following adoption of an amendment or new land use regulation, the Community Development Director will notify any person who participated in the proceedings leading to the decision and explain the requirements for appealing the action under ORS 197.830 to 197.845.

The City Council's decision on a legislative land use application not related to periodic review may be appealed to the Oregon Land Use Board of Appeals (LUBA).

The Director will also forward to the Department of Land Conservation and Development a copy of the adopted amendments, findings, and any changes that may have occurred in the proposals and will notify any other parties entitled to notice.