Public Meeting for Proposed Code Amendments that May Affect Your Neighborhood

Community Development Code Streamlining and Updates Project: Adjustments, Alternatives and Variances, and Nonconforming Uses and Structures

You are invited to a public meeting to learn about proposed changes to the City's Community Development Code that may affect your neighborhood!

Thursday, April 11, 2013
6:00-7:30 p.m.
Presentation at 6:15 p.m. and discussion to follow
Willamette Room ~ West End Building
4101 Kruse Way

The City is exploring amendments to sections of the Development Code that a) allow adjustments or variances to code standards and b) regulate nonconforming structures and uses. The amendments are intended to update, streamline and simplify these code sections so they are easier to understand and administer. Amendments under consideration include the following:

• Variances, Adjustments and Alternatives [LOC 50.08]: Combine or reduce some of the nine existing procedures by which an applicant can vary or adjust standards in the Development Code. Simplify and clarify the criteria in order to improve understanding.

• Nonconforming Structures and Uses [LOC 50.01.006]: Clarify existing language and remove conflicting terms, add provisions to cover all of the common types of nonconformities, and in some cases, allow more flexibility in modifying nonconforming structures in a manner that does not increase the degree of nonconformity.

What are Adjustments, Alternatives and Variances?

These are procedures by which an applicant can request flexibility in the application of certain code standards to their existing or proposed development. Examples include a variance to reduce a yard setback for an addition to a dwelling or an adjustment to a building design requirement for a new commercial building in a design district.

What are Nonconforming Structure and Uses?

These are buildings, uses, or lots that were legal when they were created but no longer comply with development code regulations due to subsequent actions by the City, such as the adoption of more restrictive setback requirements or the rezoning of property.

The Community Development Code Streamlining and Updates project continues the work of the 2010 Community Development Code Audit and the Phase 1 Code Reorganization project completed last year.

More information about this project can be found at
https://www.ci.oswego.or.us/planning/pp-12-0007-phase-2-community-development-code-streamlining-and-updates

Supporting Documents

Public Meeting flyer

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