

**DECISION OF THE  
MULTNOMAH COUNTY PLANNING COMMISSION**

In the matter of recommending adoption of an )  
Ordinance that contains Comprehensive Plan )  
policies for the West of Sandy River Plan Area )  
and establishing the proposed MCC Chapter 36 as )  
the Zoning Code for the Plan Area. )

**RESOLUTION  
PC-01-007**

**WHEREAS,** The Planning Commission is authorized by Multnomah County Code Chapter 11.05 to recommend to the Board of County Commissioners the adoption or revision of the Comprehensive Plan, and Zoning Ordinances to implement the Multnomah County Comprehensive Plan; and

**WHEREAS,** The Multnomah County Board of Commissioners has adopted a reorganized County Zoning Code including Chapters 33, 34, 35, 37, and 38, that contains zoning provisions to meet the needs of individual plan areas, and Chapter 36 is reserved for the West of Sandy River Rural Area; and

**WHEREAS,** The proposed Comprehensive Plan Policies and implementing zoning ordinance recognize the unique characteristics of the plan area and are needed to plan for the future of the area,

**WHEREAS,** The Planning Commission considered the Framework Plan policies and Zoning Code Chapter 36 at public hearings on January 7, 2002, March 4, 2002, May 6, 2002, June 3, 2002, and September 9, 2002, where all interested persons were given an opportunity to appear and be heard,

**WHEREAS,** The Planning Commission recognizes and wants to convey their understanding that wildlife habitat and riparian corridor protection measures are a difficult and often contentious issue in the state and region at this time, and the proposed Significant Environmental Concern Water Resources (SEC-ws) habitat protection measures while less restrictive than others in the region, have raised concern in the hearings process,

**WHEREAS,** Multnomah County has been a leader in resource protection in the past, and the Planning Commission believes the County should continue in this role,

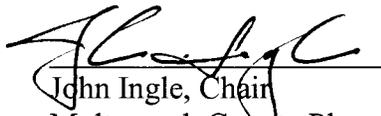
**WHEREAS,** The Planning Commission urges the Board of Commissioners to listen carefully to the public testimony and to reach a full understanding of the extent of the burden the proposed SEC regulations place on individual properties,

**WHEREAS,** Government should serve as a model when implementing resource protection measures and should avoid inconsistencies between actions taken on behalf of the public when compared to those required of private landowners,

**WHEREAS,** It was expressed to the Planning Commission in public hearings, and the Commissioners agree, that adequate enforcement is key to ensuring public acceptance and fairness in implementation of all ordinances,

**NOW, THEREFORE BE IT RESOLVED** that the proposed Ordinance that contains the Comprehensive Plan policies and Zoning Code and Maps to implement the West of Sandy River Rural Area Transportation and Land Use Plan is hereby recommended for adoption by the Board of County Commissioners.

Approved this 9th day of September, 2002

A handwritten signature in black ink, appearing to read "John Ingle", written over a horizontal line.

John Ingle, Chair  
Multnomah County Planning Commission