

BEFORE THE BOARD OF COUNTY COMMISSIONERS

FOR MULTNOMAH COUNTY, OREGON

ORDINANCE NO. 215

An Ordinance amending the Hazelwood, Powellhurst and Centennial Community Land Use Plan maps and amending Sectional Zoning Maps No. 401, 426, 413, and 380; all for the purpose of implementing various provisions of the Comprehensive Plan and the Statewide Planning Goals.

Multnomah County ordains as follows:

SECTION I. PURPOSES.

The purposes of this ordinance are:

- 1.1 To correct errors in the Hazelwood, Centennial, and Powellhurst Community Plans as adopted by the Board of County Commissioners in Ordinances No. 202, 199, and 191, respectively;
- 1.2 To provide adequate land for residential, commercial, and industrial land uses in locations which have been committed to those uses prior to and in the course of adoption of the Community Plans; and
- 1.3 To provide land for those purposes listed above in accordance with the policies of the Community Plans.

SECTION 2. FINDINGS. The Board finds:

- 2.1 The Board of County Commissioners approved the Hazelwood Plan map on May 15, 1979, pursuant to Ord. No. 202, the Powellhurst Plan on April 17, 1979, pursuant to Ord. No. 191, and the Centennial Plan on May 8, 1979, pursuant to Ord. No. 199.
- 2.2 The Board approved those Plans, in part, on the recommendations of the Planning Commission.
- 2.3 The Planning Commission has determined that several errors were made in recommending designations for the properties identified below or in transposing information from maps used by the Planning Commission to those used by the Board.
  - (A) The property at 12900 S.E. Foster Road was designated as Low Density Residential. The intent of the Planning Commission was to have these properties designated Neighborhood Commercial, based on the Findings and Conclusions of PR 8-79 and ZC 49-79p.

- (B) The property at 12011 S. E. Holgate Blvd. was designated Neighborhood Commercial. The intent of the Planning Commission was to have this property designated High Density Residential (HR-1), based on the Findings and Conclusions of PR 9-79 and ZC 50-79p.
- (C) The property at 9807 S. E. Ash Street was designated High Density Residential (HR-1). The intent of the Planning Commission was to designate this property as Light Manufacturing, based on the Findings and Conclusions of PR 7-79 and ZC 47-79p.
- (D) The property at 2334 S. E. 154th was designated as a Developed Neighborhood. The intent of the Planning Commission was to designate this property as a non-developed neighborhood, based on the Findings and Conclusions of PR 6-79 and ZC 46-79p.

- 2.4 The Planning Commission at its public hearing on November 19, 1979, after giving public notice and an opportunity to respond as required by Ordinance No. 133, recommended that the designations on these properties be changed to reflect the intent of the Commission and the Community Plans.

### SECTION 3. AMENDMENT OF COMMUNITY PLAN AND SECTIONAL ZONING MAPS

- 3.1 The Centennial Community Plan Map and Sectional Zoning Map No. 401 shall be amended changing the designation of Tax Lots '27', '34', '66', '67', and '68' of Section 1, 1S-2E, W.M., from Low Density Residential, Developed Neighborhood to Low Density Residential (non-developed neighborhood).
- 3.2 The Hazelwood Community Plan and Sectional Zoning Map No. 380 shall be amended, changing the designation of Lots 21 and 22 of Block 10 of the Prunedale Addition, Section 33, 1N, 2E, W.M., from High Density Residential to Light Manufacturing and from HR-1 to LM.
- 3.3 The Powellhurst Community Plan Map and Sectional Zoning Map No. 413 shall be amended changing the designation of Lot 8 and 9, except the south 134 feet of the east 67 feet of Lot 8, Block F, Suburban Homes Club Tract, Section 10, 1S, 2E, W.M., from Neighborhood Commercial to High Density Residential, and from NC to HR-2.
- 3.4 The Powellhurst Community Plan Map and Sectional Zoning Map No. 426 shall be amended, changing the designation of Tax Lot 2, of Block 21 and Tax Lot 24 of Block 22 of LaMargent Park, Sections 14 and 23, 1S, 2E, W.M., from Low Density Residential to Neighborhood Commercial and from LR-5 to NC.

ADOPTION

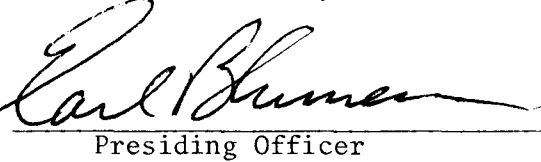
This Ordinance being necessary for the health, safety, and general welfare of the people of Multnomah County, shall take effect on December 17, 1979.

ADOPTED this 18th day of December, 1979, being the date of its second reading before the Board of County Commissioners of Multnomah County Oregon.

Authenticated by the County  
Executive on the 18th day of  
December, 1979

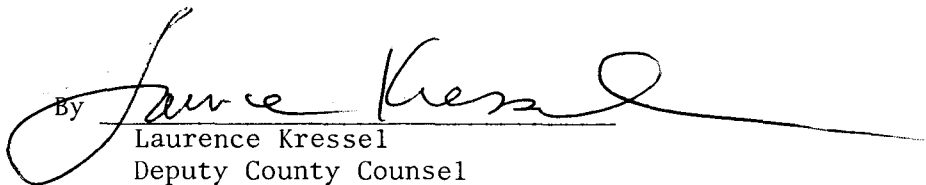
FOR THE BOARD OF COUNTY COMMISSIONERS  
OF MULTNOMAH COUNTY, OREGON

  
Donald E. Clark County Executive

  
Presiding Officer

APPROVED AS TO FORM:

JOHN B. LEAHY  
County Counsel for  
Multnomah County, Oregon

By   
Laurence Kressel  
Deputy County Counsel