



**CITY COUNCIL STUDY SESSION DRAFT MINUTES
Monday, October 31, 2022**

HELD HYBRID - Council and some City Staff will be live in the Council Chambers, 1175 E. Main Street. Citizens and presenters will be joining via zoom

View on Channel 9 or Channels 180 and 181 (for Charter Communications customers) or live stream via rvtv.sou.edu select RVTV Prime.

Written and oral testimony will be accepted for public input. For written testimony, email public-testimony@ashland.or.us using the subject line: Ashland City Council Public Testimony. For oral testimony, fill out a Speaker Request Form at ashland.or.us/speakerrequest and return to the City Recorder. The deadline for submitting written testimony or speaker request forms will be at 10 a.m. on the day of the Study Session meeting and must comply with Council Rules to be accepted.

Mayor Akins called the Study Session to order at 5:30 PM

Councilors' present were Hyatt, Graham, Moran, Seffinger, DuQuenne and Jensen.

1. Public Input (15 minutes, maximum)

Cynthia Dettman -Ashland – Spoke regarding mobile home park and affordable housing. She spoke requesting Council to take action and re-zone. She spoke that Ashland housing is in crisis and asks staff for protection.

Mayor Akins moved the Look Ahead up in the Agenda. City Manager Joe Lessard went over the Look Ahead (*see attached*). Items discussed were:

- Railroad Yard Plan
- City Facilities and Real Estate
- Next Steps for Severe Weather Emergency Center
- Emergency Operation Center. A discussion will be coming up with Council/President of SOU and Superintendent of Public Schools
- Ashland Housing Production Strategy Update

2. Affordable Housing – Preserving Manufactured Home Properties & Locations

Housing Program Manager Linda Reid joined with City Planner Brandon Goldman gave a Staff Report.

Council discussed what uses could go in a mobile home park if the zoning was changed.

Council discussed solar structure for mobile homes.

Planner from City of Portland, OR, Tom Armstrong presented a PowerPoint (*see attached*).

Items discussed were:

- Manufactured Dwelling Parks
- Proposed Changes
- Zoning Code
 - New Base Zone
- Incentives
- Technical Amendments

Public Input:

Kathy Kali - Ashland — Spoke regarding the cost of mobile homes. She spoke in concern about turning mobile homes into condos mixed used zone.

Council discussed the possible zoning change and density.

Council discussed RV options.

Council thanked all presenters.

Council gave Staff direction to look into getting the two parks that are in Urban Growth Boundary annexed into the City; look into incentives around cooperatives and to bring back to Council.

Jay Mallard – Ashland – spoke that he lives in a mobile park and spoke in concern of the blackberries. He suggested that Staff look into this issue.

3. Economical Development & Business Roundtable Follow-Up

Brandon Goldman gave a Staff Report.

Items discussed were:

- Transparency, efficiency. Responsiveness.
- Strategies
- Define areas for improvement
- Initiatives
- Manufactured housing units
- Legislative changes
- Housekeeping of the Municipal Code
- Housing Production Strategy
- Online permitting
- Building Permit Software
- Response time

Moran suggested that this topic come back every other month to give a report on initiatives, outcomes and results: also suggested to bring back a list of what SDC's consist of.

Council and Staff discussed the possibility of "Development Code Ad-Hoc Committee".

Council and Staff discussed response time.

Mr. Goldman discussed Staffing.

4. Look Ahead (*moved up to Item 1*).

5. Adjournment

The Study Session was adjourned at 7:20 PM

Respectfully Submitted by:

City Recorder Melissa Huhtala

Attest:

Mayor Akins

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the City Administrator's office at (541) 488-6002 (TTY phone number 1-800-735-2900). Notification 72 hours prior to the meeting will enable the city to make reasonable arrangements to ensure accessibility to the meeting (28 CFR 35.102-35.104 ADA Title I).

Ashland City Council Look Ahead

Note: This is a DRAFT schedule of future agenda items and is subject to frequent changes.

PRELIMINARY DATE	STUDY SESSION MEETINGS - TOPIC/AGENDA ITEMS	DEPARTMENT	LEAD STAFF
14-Nov	Department of Environmental Quality - Presentation on the Railroad Yard the RR Cleanup <u>City Facilities & Real Estate</u> Community Center & Pioneer Hall - Preliminary Schematic Design Facilities Optimization Master Plan Severe Weather Emergency Shelter - Next Steps	Community Development Public Works Community Development	Brandon Goldman Scott Fleury Brandon Goldman
5-Dec	Police and Fire Partnering / Regionalization	Admin. / Police / Fire	Joseph Lessard / Chief O'Meara / Chief Sartain
19-Dec	Year End Informal Session - Coffee and Discussion with City Management Team Year End Informal Open House - City Commissions / Standing Advisory Committee Appreciation	Admin. "	Joseph Lessard "
2-Jan	Meeting Cancelled	National Holiday Observed - New Year's Day Observed	
16-Jan	Meeting Cancelled	National Holiday Observed - Martin Luther King Day	
6-Feb	Ashland Housing Production Strategy Update 2023-2025 Biennium CIP Preview	Community Development Public Works	Brandon Goldman Scott Fleury
20-Feb			
PRELIMINARY DATE	REGULAR BUSINESS MEETINGS - AGENDA ITEMS	DEPARTMENT	LEAD STAFF
15-Nov	Ad Hoc Development Code Review Committee Resolution on City of Ashland Aspirational Goals Facilities Optimization Master Plan Professional Services Contract with RH2 Engineers for design of TAP System Improvements Lease Agreement with the Ashland Solar Coop for leasing rooftop area at 90 North Mountain Avenue Ashland Fiber Network (AFN) - Business and Technology Planning Presentation First Reading - Housing in Employment Zones Land Use Public Hearing and First Reading of Annexation and Site review: 1511 Hyw 99: PA-T3-2022-0004	Community Development Admin. Public Works Technology & Innovation Community Development	Brandon Goldman Joseph Lessard Scott Fleury Jason Wegner Brandon Goldman
6-Dec	Housing & Human Services Commission / Advisory Committee Annual Report Planning Commission Annual Report Resolution on City of Ashland Aspirational Goals Professional Services Contract with GSI Water Solutions Inc. for development of the Water Management and Conservation Plan (WMCP) Construction Contract with Knife River Materials for the Ashland Airport Taxiway Rehabilitation Project Professional Services Contract with Century West for Construction Administration of the Ashland Airport First Reading - Telecommunications Ordinance Updates for Small Wireless Facilities (5G) Second Reading of Annexation and Site review: 1511 Hyw 99: PA-T3-2022-0004 Personnel Issues	Community Development Admin. Public Works City Attorney Community Development Admin. / Human Resources	Brandon Goldman Joseph Lessard Scott Fleury Doug McGeary Brandon Goldman Joseph Lessard / Sabrina Cotta
20-Dec	Second Reading - Housing in Employment Zones Second Reading - Telecommunications Ordinance Updates for Small Wireless Facilities (5G) Resolution Setting Telecommunications Installation Standards for Small Wireless Facilities Personnel Issues	Community Development City Attorney Admin. / Human Resources	Brandon Goldman Doug McGeary Joseph Lessard / Sabrina Cotta
3-Jan	City Council Orientation / Training City Council Liaison Appointments Citizens Budget Committee Appointments First Reading - Food Truck Amendments First Reading - Expedited Land Divisions - Middle Housing Personnel Issues	Admin. City Recorder Community Development Admin. / Human Resources	Joseph Lessard Melissa Huhtala Brandon Goldman Joseph Lessard / Sabrina Cotta
17-Jan	Mayor's State of the City Address Croman Mill Redevelopment Team Update Second Reading - Food Truck Amendments Second Reading - Expedited Land Divisions - Middle Housing	Mayor Community Development	Julie Akins Brandon Goldman
7-Feb	Quarterly Financial Report & Budget Amendments	Finance	Sabrina Cotta
21-Feb			
NOT YET SCHEDULED		NOTES	

Hargadine Parking Structure RFP



Ashland City Council Look Ahead

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RVTD Connector vs. Added Ashland Bus Line
Ordinance on Weeds and Noxious Vegetation
Cost Analysis of Climate & Energy Action Plan (CEAP)
Refinancing PERS & Capital Debt
2021-2023 Biennium CIP Review
Contracting Water / Wastewater System Management Staff Report
Imperatrice Property Lease - Regenerative Agriculture Practices
Natural Gas Equipment by 2030 in Existing City Facilities

Potential topic for 2023-25 Budget Process
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PRESENTATIONS		DATES	
	Transportation Commission	First Meeting in February	
	Tree Commission	Second Meeting in March	
	Historic Commission	Second Meeting in April	
	Band Board	First Meeting in June	
	Social Equity and Racial Justice Commission	Second Meeting in June	
	Wildfire Safety Commission	Second Meeting in July	
	Forest Lands Commission	First Meeting in August	
	Conservation Commission	Second Meeting in August	
	Climate Policy Commission	First Meeting in September	
	Airport Commission	Second Meeting in September	
	Public Arts Commission	First Meeting in October	
	Housing & Human Services Commission	Second Meeting in November	
	Planning Commission	First Meeting in December	
REOCCURRING EVENTS		DATES	Notes
	Council Liaison Appointments	January	
	State of the City	Second Meeting in January	
	Quarterly Financial Report & Budget Amendment	First Meeting in February	
	Recology Rate Review	First Meeting in March (needs to be approved by April 1)	
	Proclamation for Arbor Week (Tree Commission)	Second Meeting in March	
	Quarterly Financial Report & Budget Amendment	First Meeting in April	
	Commission Reappointments	Second Meeting in April	
	Proclamation for National Historic Preservation Month (Historic Commission)	First Meeting in May (or last meeting in April)	
	Miscellaneous Fees	May	
	Quarterly Financial Report & Budget Amendment	Second Meeting in June	
	Citizens' Budget Committee Reappointments	Second Meeting in June	
	Year-End Budget Briefing	August or September	
	Annual Coordinated Water Rights Mgt. & Water Sharing Plan Report	Before Oct. 1 annually	
	Proclamation for Indigenous Peoples' Day (Council)	First Meeting in October	
	Quarterly Financial Report & Budget Amendment	First Meeting in November	





Manufactured Dwelling Parks

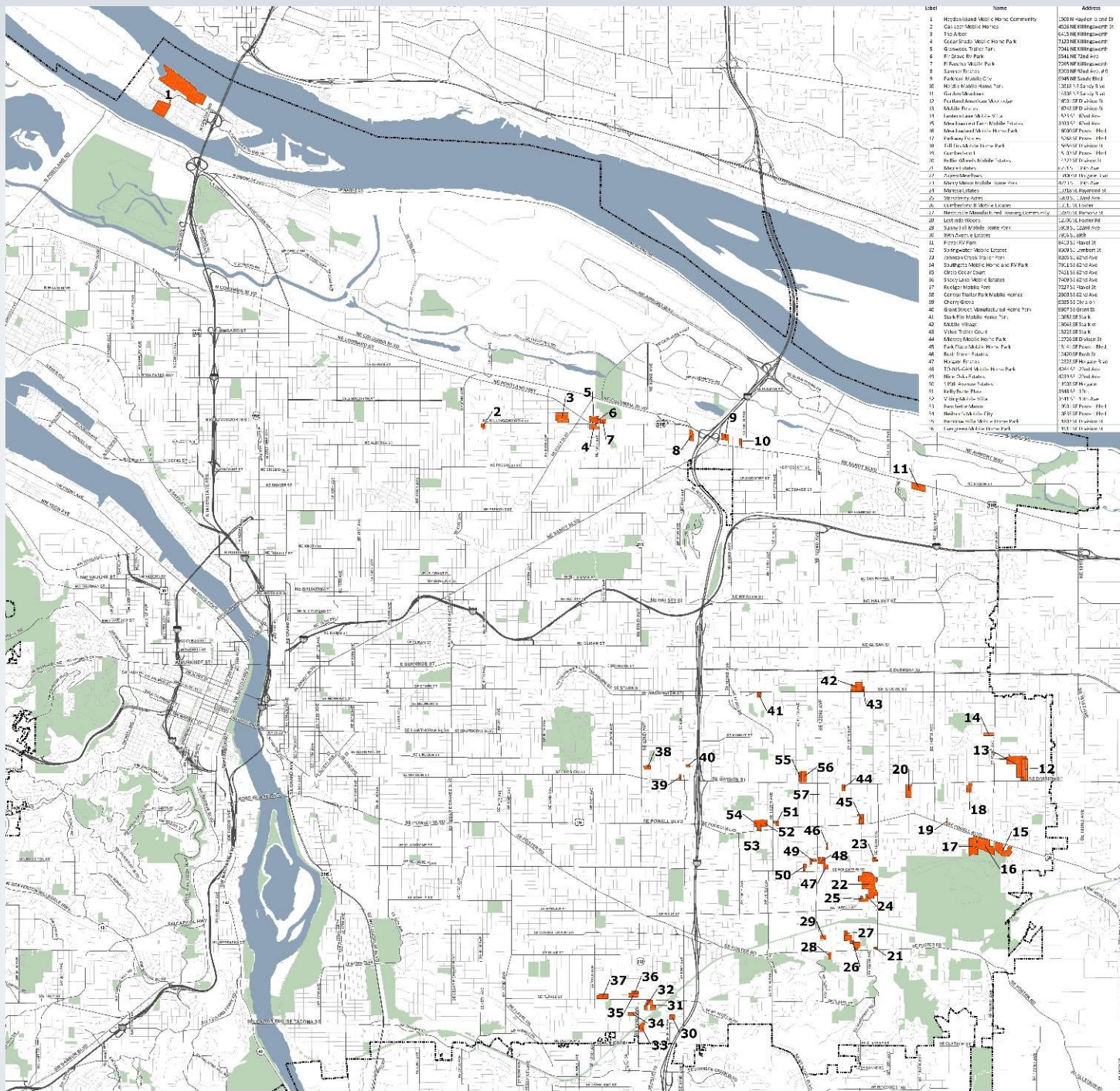
City of Portland

August 2018



Bureau of Planning and Sustainability
Innovation. Collaboration. Practical Solutions.





Label	Name	Address
1	Hydrosland Mobile Home Community	2800 NE Harbor St and Dr
2	City Center Mobile Home	6025 NE Hollingsworth St
3	To A Top	4125 NE Hollingsworth
4	City Center Mobile Home Park	7225 NE Hollingsworth
5	Goodwood Trailer Park	7241 NE Hollingsworth
6	First Street RV Park	2344 NE 23rd Ave
7	Forest Hill Mobile Park	7200 NE Hollingsworth
8	Sunrise RV Park	7300 NE Hollingsworth
9	Parkview Mobile Club	6040 NE Sunlit Blvd
10	Mobile Home Home Park	13013 N 55th Ave
11	Goodwood Trailer	7300 N 55th Ave
12	Forest Hill Mobile Home Park	7200 NE Hollingsworth
13	Mobile Home Home Park	4750 NE Hollingsworth
14	Forest Hill Mobile Home Park	7200 NE Hollingsworth
15	Mobile Home Home Park	7300 NE Hollingsworth
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57	Mobile Home Home Park	7300 NE Hollingsworth

Proposed Changes

- **Comprehensive Plan Policy Amendments**
- **Comprehensive Plan Map Amendments**
- **Zoning Code Amendments**
- **Zoning Map Changes**

Zoning Code

- A new base zone - RMP
- The allowed housing type is manufactured dwellings in a manufactured dwelling park.
- Recreational vehicle parks are allowed as Limited Retail Sales and Service use.
- Institutional uses (community service, schools, daycare) are allowed as Limited or Conditional Uses

Incentives

RMP zone supports continued operation of MDPs:

- Resolves nonconforming uses
- Increased density to 1 space per 1,500sf
- Expands density transfers to any other MDR site outside the Central City
- Creates an affordable housing bonus
- Allows for RV Parks as a limited use