

---

---

## PUBLIC WORKS DEPARTMENT

**TO: RECIPIENTS OF PUBLIC HEARING NOTICE**  
**FROM: LYLE J. MISBACH, PE, ASSISTANT CHIEF DEVELOPMENT ENGINEER**  
**DATE: JULY 24, 2018**  
**SUBJECT: PUBLIC HEARING ON PROPOSED AMENDMENTS TO THE SALEM  
REVISED CODE CHAPTERS 75, 78, 82, 205, 210, 300 AND 601. (ORDINANCE  
15-18)**

---

The public notice included with this mailing concerns an upcoming public hearing before the Salem City Council on proposed amendments to Salem Revised Code chapters 75, 78, 82, 205, 210, 300, and 601. The changes to SRC Chapter 601 are a result of both changes to the National Flood Insurance Program and of the City's efforts to maintain compliance with the federal program. The changes to SRC Chapter 205 are intended to correct inconsistencies and missing information in the Code (Section 5 –SRC 205.035); improve the property line adjustment process by requiring additional documentation in the submittal process; allowing for the property line adjustment process to resolve issues associated with remnant lots created by dedication of right of way (Section 6 – SRC 205.055) and describing the rights and responsibilities of easement grantors and grantees when the easement is created on a plat (Section 7- SRC 205.080). The proposed ordinance also includes a number of minor modifications to SRC Chapters 75, 78, 82, 210, and 300 that have been compiled over the last four years as staff has discovered, during the course of business, inconsistencies or missing information in the Code.

The purposes of the proposed code amendments are as follows:

- a) *Chapter 75 – Erosion Prevention and Sediment Control* - Adding a definition in SRC 75.020 for the Public Works Design Standards and a modification in SRC 75.050 to exempt only activities performed under a 1200-CA, rather than 1200-C, permit.
- b) *Chapter 78 – Sidewalks* - Modifying SRC 78.180 to clarify when existing sidewalks are to be replaced as a condition of development.
- c) *Chapter 82 – Clearing and Grading of Land* - Modifying SRC 82.030(b) to clarify the requirements for exempted activities.
- d) *Chapter 205 – Land Division and Reconfiguration* - Modifying SRC 205.035 to add a reference to a new section SRC 205.080, to change approval authority from City Engineer to Public Works Director, and remove redundant references to fee-in-lieu agreements. Modifying SRC 205.055 to clarify the requirements for processing property line adjustments. Adding SRC 205.080 to clarify use limitations within easements granted or conveyed to the City on plats.
- e) *Chapter 210 – Planned Unit Development* - Modifying SRC 210.030 to change approval authority from City Engineer to Public Works Director.
- f) *Chapter 300 – Procedures for Land Use Applications and Legislative Land Use Proposals* - Modifying SRC 300.850 to define the expiration and extension of approvals for property line

adjustments.

e) *Chapter 601 – Floodplain Overlay Zone* - Modifying SRC Chapter 601 to add requirements that were included in the City’s original floodplain code (formerly SRC Chapter 140) but had been inadvertently removed when Chapter 601 was adopted during the Unified Development Code process. These omissions were identified by the Oregon Department of Land Conservation and Development as part of a Community Assistance Visit held earlier this year and are needed to maintain compliance with the National Flood Insurance Program.

**For Additional Information:**

**Project Website:**

<https://www.cityofsalem.net/Pages/salem-revised-code-changes.aspx>

**Staff  
Contact:**

Lyle J. Misbach, PE  
E-Mail: [lmisbach@cityofsalem.net](mailto:lmisbach@cityofsalem.net)  
Phone: 503-588-6211



**NOTICE OF PUBLIC HEARING  
AUDIENCIA PÚBLICA**

---

If you need help understanding this information, please call 503-588-6211.

**PURPOSE OF HEARING:** The City Council will hold a public hearing to receive testimony on proposed amendments to Salem Revised Code chapters 75, 78, 82, 205, 210, 300, and 601. The changes to SRC Chapter 601 are a result of both changes to the National Flood Insurance Program and of the City’s efforts to maintain compliance with the federal program. The changes to SRC Chapter 205 are intended to correct inconsistencies and missing information in the Code (Section 5 –SRC 205.035); improve the property line adjustment process by requiring additional documentation in the submittal process; allowing for the property line adjustment process to resolve issues associated with remnant lots created by dedication of right of way (Section 6 – SRC 205.055) and describing the rights and responsibilities of easement grantors and grantees when the easement is created on a plat (Section 7- SRC 205.080). The proposed ordinance also includes a number of minor modifications to SRC Chapters 75, 78, 82, 210, and 300 that have been compiled over the last four years as staff has discovered, during the course of business, inconsistencies or missing information in the Code.

**DATE AND TIME OF PUBLIC HEARING:** AUGUST 13, 2018, 6:00 PM

**LOCATION OF PUBLIC HEARING:** City Council Chambers, Civic Center, 555 Liberty Street SE

**STAFF CONTACT:** Lyle J. Misbach, PE, Assistant Chief Development Engineer

---

PLEASE PROVIDE COMMENTS TO: City of Salem, Public Works Department, 555 Liberty Street SE, Room 325, Salem, Oregon 97301.

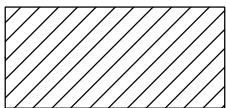
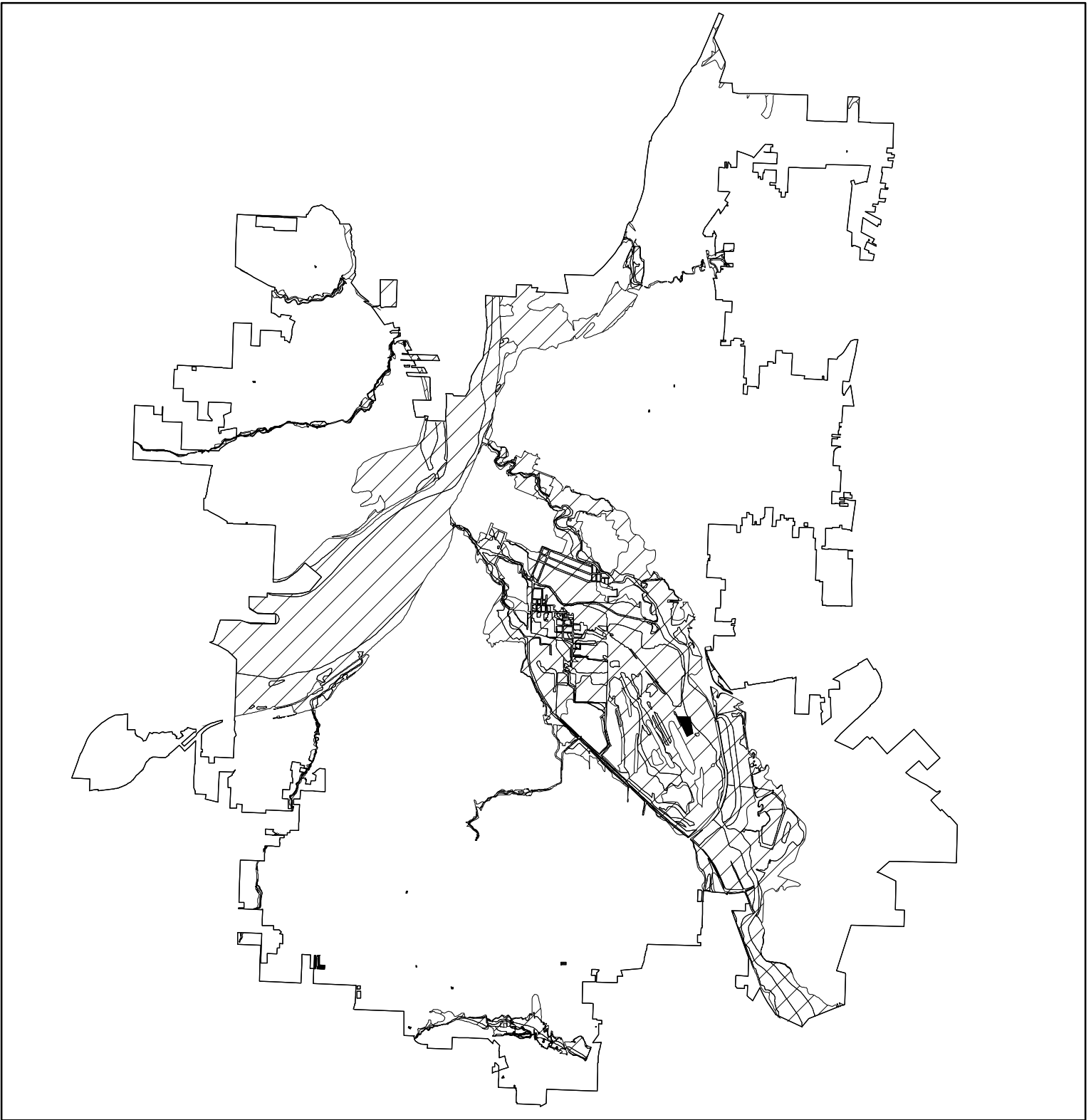
PLEASE PROVIDE COMMENTS BY: 5:00 PM, August 13, 2018

**APPROVAL CRITERIA:**

Pursuant to SRC 110.085(b), an amendment to the Salem Revised Code may be made if:

- (1) The amendment is in the best interest of the public health, safety, and welfare of the City; and
- (2) The amendment conforms with the Salem Area Comprehensive Plan, applicable Statewide Planning Goals, and applicable administrative rules adopted by the Department of Land Conservation and Development.

Any person wishing to provide testimony either for or against the proposal may do so in person, by representative, or through submission of written testimony at the public hearing. Written testimony submitted prior to the public hearing may be filed with the City of Salem Public Works Department, 555 Liberty Street SE, Room 325, Salem, Oregon 97301. Only those who



FLOODZONE AREA AFFECTED  
BY SRC 601 CHANGES

