



City Council Work Session Minutes
Tuesday, December 5, 2023
Via Zoom and at 945 W Grant Street, Carlton, Oregon

WORK SESSION

6:00 PM

1. CALL TO ORDER and ROLL CALL

6:00 PM

Mayor Linda Watkins called the meeting to order at 6:00 PM.

ROLL CALL

Members Present: Mayor Linda Watkins, Council President Shirley Ward-Mullen, Councilors Kevin Skipper, Grant Erickson (arrived at 6:26 PM), Guilherme Brandão, Carolyn Thompson-Rizer, and David Samuel Hill.

Members Absent: None

Staff Present: City Manager Shannon Beaucaire, City Attorney Tyler Yeoman-Millette, City Engineer Gordon Munro, City Recorder Aimee Amerson (arrived at 7:30), City Planner Scott Whyte, and Finance Specialist Morgan Shelton

Others Present: Elizabeth Decker and Steve Faust with 3J Consulting, and Susan Turrell of the Planning Commission and Comprehensive Plan Advisory committee

A. Changes to the Agenda

None

2. WORK SESSION AGENDA ITEMS

6:01 PM

A. Review of Draft code Divisions I (definitions and administration) and II (zoning districts)

City Manager Shannon Beaucaire introduced Steve Faust with 3J Consulting and Elizabeth Decker with JET Planning to review of Draft Code Divisions I and II proposals.

In the Division I discussion, Decker gave a brief presentation overview and introduced City Engineer Gordon Munro to discuss Floodplain Management. Munro covered changes in flood code nomenclature and defined new language added to the code. Councilors discussed possible color gradients in the area of special flood hazard on the map, and if the City has experienced situations relating to the new language added to the code. Councilors also discussed the variety of housing types (permitting vs requiring) and how the City can ensure a mix of different uses in new neighborhoods by adding more stringent requirements for new construction, preferred cottage cluster parameters and potential issues with various sizes and scales for each zone, cottage cluster greenspace management and Home Owner Associations (HOA), infrastructure requirements for the addition of more homes and possible system limitations, regulations to add vacation rental limitations that allow for equitable habitation opportunities, and setting historic standards that encompass the preservation of historic buildings.

In the Division II presentation, Decker asked for Council opinion on specific code changes. Councilors discussed and offered input on topics such as; townhouses in the R-2 zone and the addition of administrative review and associated process, support for an increase in the minimum lot density, modified dimensional standards in R-3 zone to support a higher density and how it affects dimensional standards for other standards, dimensional standards in the Downtown Zone, permissions of more lodging opportunity in Commercial Zones CB and CI, zone map configuration for future development and expansion visioning, and minimum lot size increase for partitions in the AH Zones.

3. FUTURE WORK SESSION AGENDA ITEMS

None.

4. ADJOURNMENT

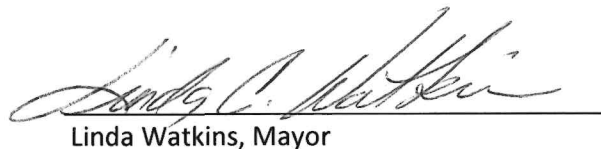
7:56 PM

The Work Session meeting adjourned at 7:56 PM.

APPROVED by the City of Carlton City Council on January 9, 2024.

ATTEST:


Morgan Shelton, Finance Specialist


Linda Watkins, Mayor