

1. Meeting Materials

Documents:

[January Planner Report.pdf](#)
[TGM_Parkingoptions_12.17.20.Pdf](#)



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MEMORANDUM

DATE: January 6, 2020
TO: City of Yachats
FROM: Justin Peterson, Planner, OCWCOG
RE: **Planner's Report**

Summary

The planner received a high number calls and emails from property owners, interested buyers, and other inquires during the first three weeks of December. I spent two full days in Yachats on the week of December 14th. The Holiday weeks were slower.

Moving forward, I will be on-site on Tuesday's or work from home. Oregon Cascades West Council of Governments (OCWCOG) is working with Shannon Beaucaire to identify next steps. A contract amendment is being finalized to reduce the number of hours per week. The reduction in hours may come with slower response times and a focus on current planning including day-to-day inquiries.

I will be available to serve as the City Planner until the end of February. At that time I need to shift my focus back to other projects. After that date I can still serve in a supportive role if requested.

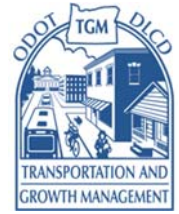
Building Permits

In December the City of Yachats received two building permit. I spoke to a few property owners that may submit building permits in the next month. Building permits are slower this time of year which is similar to past years. Historically, building permits increase in late February to early March.

| Date Received | Type of Permit | Zoning | Address | Status |
|---------------|---|--------|--|-----------------------|
| 11/16/2020 | Public Works Building | P-F | 500 West 7th (14-12-27 AC TL 5800) | Pending |
| 11/18/2020 | Non-structural partition in garage and new window | R-2 | 442 Ocean View Drive (14-12-27-DA TL 4800) | Approved 12/8/2020 |

Projects

- Staff had a meeting with DLCD's Laura Buhl in December discuss Parking. DLCD Staff put together a memo about potential options.
- Planning will support the Inventory work, and mapping by the Planning Commission of Parking locations within the central business district of Yachats.
- The City Manager and Planner plan to meet to review next steps forward for GIS Mapping – to more effectively map and track, Zoning and Lots within Yachats.
- Planning continues to work with Planning Commission and City Council on the Lighting and Hazard Ordinances.



To: Justin Peterson, Yachats City Planner
From: Evan Manvel and Laura Buhl, Oregon Transportation & Growth Management Program
Date: December 17, 2020
Re: Options for parking study

The Oregon [Transportation and Growth Management Program](#) (TGM) works to use land use and transportation tools to ensure Oregonians have transportation choices including walking, biking, and transit. It is a joint program of the Oregon Department of Land Conservation and Development and ODOT.

One significant impact on an area's walkability is how it manages automobile parking. Parking is a large user of land. Excess parking can push land uses apart, making it harder and less pleasant to get around without a car. Excessive parking code requirements can also hinder commercial and mixed-use development. By managing parking well, these problems can be alleviated.

TGM has developed [several publications on parking management](#). However, the preferred approach is to engage in city-specific discussions and data, getting community buy-in on parking reform.

We understand Yachats has concerns about parking supply and management, particularly in its core commercial area and during events.

To address that, TGM could support either:

1. A consultant-run community parking workshop, with a follow-up basic report summarizing the discussion and providing recommendations

TGM has sponsored parking workshops in various communities (including small population cities, such as Banks and Cascade Locks). In these projects, a consultant gathers basic information about a city's parking code and parking challenges, develops a workshop, and leads community members through that workshop (usually 90 minutes to 2 hours), where participants talk through problem identification, options for addressing them, and the various trade-offs with managing parking. The consultant then develops a report, summarizing the discussion and making recommendations for next steps, possibly including changes in the city's development code.

2. Parking inventory, utilization study, and management recommendations/plan.

This project includes most of the above (parking workshop), but takes longer, and includes an inventory of parking and utilization study, noting exactly where and when parking supply is full, rather than relying in anecdotal data. The final product is a management plan and, potentially, zoning code amendments.

Please advise us on which option you would prefer. We are also available to answer questions if you would like more detail on either of the two options.

Contact Information:

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