

PRESENT Board members	Jason Moyer, Judy McKrell, Bill Padgham, Dick Payne, Gayle Lewis, Julie Austin, Shane Austin. Absent: David Light, Mark Beasley and Denise Gorman
PRESENT Committee Members	Bob Brell, Land-Use Development. Rich Ray, Tami Rice, Ken Schofield.
PRESENT Visitor(s)	Dellie Brell, Rick and Nancy McCullough, Carol Ray, John Rice, Anessa Moyer, Ron Webber

MEETING NAME: Century West Neighborhood Association December Holiday Meeting

PURPOSE: For the Board to update members on the ongoing forum for growth, information and decision making for CWNA.

CURRENT BOARD MEMBERS: Jason Moyer (President, Ward #2), Denise Gorman (Secretary and Treasurer, Ward #4), Judy McKrell (Membership Head), Bill Padgham (Ward #1, Transportation & Traffic Safety Head), Dick Payne (Ward #3), David Light (Ward # 5, Noxious Weed Committee Head), Gayle Lewis (Ward #6), Mark Beardsley (Ward #7), Julie Austin (Website Data Base & Communications Head), Shane Austin (Bend Metro Parks & Rec Liason).

MOTION TO OPEN THE MEETING: *McKrell motioned to open the meeting.*

MOTION TO APPROVE PREVIOUS MEETING MINUTES: *None approved.*

BUSINESS UPDATE				
Item	Person Reporting	Background Issues	Discussion / Motions	Action Required / Due
Membership	Judy McKrell	Update membership status and other membership pursuits.	No new members.	
Transportation and Traffic Safety	Bill Padgham	TSAC Meeting – held every Third Thursday at 7:30am. Padgham began attending TSAC meetings.		
Land Use Development	Bob Brell	Discussion items sent in email prior to meeting	See “*Land Use Development Committee report*”	Bob will prepare a letter which will be transmitted to both the City of Bend and Deschutes County Community Development Depts after board’s review and comment.
Website / Data Base Committee	Julie Austin			
Financial Report	Denise Gorman	Not present		

NEW BUSINESS			
Item	Background / Issues	Discussion / Motions	Action Required / Due
At large position	Position is open.	New candidates: none	
Vice Chair Position	Position is open at this time.	None	
Noxious Weeds	Now available on the CWNA website.		

MOTION TO ADJOURN: S Austin motioned. All in favor.

NEXT CWNA MEETING: Wednesday, January 9th, 2008

Land Use Development Committee report

1. **Pacific Telecom Services Holds Public Meeting for a Sprint/Nextel Cell Tower. No Change from CWNA 11-13-07 e-communication.** Pacific Telecom Services, 1001 SE Water Avenue, #430, Portland, Oregon 97214 503-232-5213 held a Public Meeting to present a Sprint/Nextel project proposing a **new wireless telecommunications facility (cell tower)** to be located on property owned by Bend Metro Parks & Recreation District; the property is located at 1675 SW Simpson Avenue which is between Mt. Washington Drive and 14th Street. Sprint/Nextel is proposing the construction of a 100 foot steel monopole with a small bank of radio cabinets adjacent to the base of the monopole. Six antennas will be flush mounted to the top of the monopole and coaxial transmission cable will be routed through the hollow center of the support tower.

In an effort to work hand-in-hand with the local community, Sprint/Nextel's consultant, Pacific Telecom Services provided for and encouraged public comment. The Public Meeting took place on Tuesday, October 2 at 5:00 pm at the Summit High School Library. All interested parties were invited to attend. Representatives from Century West NA, Summit West NA and Skyliner Summit HOA attended the meeting. All attendees encouraged the representative from Pacific Telecom Services to contact Verizon and convince Verizon the best solution for a cell tower in this area would be for Verizon, who are proposing a cell tower on Overturf Butte, to abandon the Overturf Butte location and co-locate with this Sprint/Nextel location on Bend Parks and Rec property which has minimal impact, if any, on surrounding neighborhoods.

On 10-5-07, this issue and recommendation were discussed with Mel Oberst, Director Community Planning who agreed to check it out. On 10-6-07, this issue was also discussed briefly with Councilor Peter Gramlich who indicated this was the type of city-wide issue the City Council needed to be addressing.



In mid October, we received word from Mel Oberst that the City will initiate a project to develop an amendment to the City's Development Code that will deal with cell towers and location. At the same time, due to other considerations, it doesn't appear Verizon will vacate their cell tower application on Overturf Butte.

2. Land Use Action-Mountain Gate PUD. No Change from CWNA 11-13-07 e-communication but see item # 4 below. The application (Project Number PZ-06-871) for a **Type II Site Plan and Design Review** was denied by the Hearings Officer, Karen Green, on June 18, 2007. The applicant, AWBG Alexander Court LLC, requested a reconsideration of the Hearings Officers decision. (Specifically, the issue in the decision to be considered in accordance with Section 4.1.1020 (A) and (C) of the Bend Development Code is the finding that the proposed development requires a replat and a PUD modification application as a prerequisite for reviewing the proposed development). On July 23, 2007, the Hearings Officer, Karen Green, found the Applicants request for reconsideration does not have merit and therefore will neither hold the reconsideration request in abeyance nor issue a modified decision. The applicant appealed this decision to the Bend City Council who discussed the subject of appeal "without any hearing" at its August 15th Council Meeting; the Council decided to postpone any further discussion to the Council's September 5th meeting. At the Council's September 5, 2007 meeting, the Council decided to not hear the appeal but to allow the applicant until February 2008 to apply for a replat and PUD modification; if a replat and PUD modification is not applied for by February 2008 then the applicant could decide to appeal to LUBA. The file (Project Numbers PZ-06-871 and PZ-07-392) may be seen at City Hall, Planning Department or questions may be directed to Brian Harrington, Associate Planner, 693-2118 or bharrington@ci.bend.or.us.

3. Land Use Action- Mountain Gate PUD. No Change from CWNA 11-13-07 e-communication but see item # 4 which follows. The application (Project Number PZ-06-660) for a **Lot Line Adjustment** was denied by the Hearings officer, Karen Green, on June 12, 2007. The applicant, AWBG Alexander Court LLC, appealed the Hearings Officer decision to the Bend City Council; on July 2, 2007, the Bend City Council declined to hear the appeal. On July 23, 2007, the Petitioner's attorney, Schwabe, Williamson & Wyatt, on behalf of the Petitioner, AWBG Alexander Court, LLC, filed a NOTICE OF INTENT TO APPEAL against the Respondent, City of Bend, with LUBA (Oregon State Land Use Board of Appeals). We are told the applicant requested LUBA for a "Stipulated Motion to Stay the Appeal" until the applicant could determine from the City of Bend if a replat and PUD modification would be allowed. As reported in the proceeding item # 2, the City Council on September 5, 2007 decided to not hear the appeal but to allow the applicant until February 2008 to apply for a replat and PUD modification. The file (Project Number PZ-06-660) may be seen at City Hall, Planning Department or questions may be directed to Greg Blackmore, Associate Planner, 693-2123 or gblackmore@ci.bend.or.us.

4. Land Use Action- Mountain Gate PUD. Applications for Lot Line Adjustments (Project No's PZ-07-521, PZ-07-522, PZ-07-523) were submitted to the City of Bend on September 17, 2007 by Schwabe, Williamson, and Wyatt, PC on behalf of the Applicant, AWBG Alexander Court, LLC, contact Brent Keys, on property owned by Brad & Shannon Evert proposing a Property Line Adjustment which will consolidate Tax Lots E and 35 into one tax lot, Lots C and D into one tax lot and Tax Lots A and B into one tax lot. **No change from the 11-13-07 e-communication.** The applications do not make any reference to any change with Alexander Court but do state "no development is proposed at this time." and further states the applications are submitted consistent with the City's recently amended Development Code dealing with lot line adjustment. On September 25, 2007, Schwabe, Williamson, and Wyatt, PC requested the three applications be put "on hold" for two weeks and extension of the 120 time clock, accordingly; during the week of 11-5-07, a further extension of two weeks was requested along with an extension of the 120 time clock, accordingly. **As of 12-05-07, the applications are still on hold. The files, Project No's PZ-07-521, 522 and 523 may be seen at City Hall, Planning Department or questions may be directed to Brian Harrington, Associate Planner, 693-2118 or bharrington@ci.bend.or.us.**

5. Land Use Action- Southeast Corner of the Intersection of Reed Market Road and Century Drive. The application for a **Type II Site Plan and Design Review** to construct three mixed use buildings and related site and public improvements on Tax Lot 203, Deschutes County Assessors Map 18-12-6CD, zoned CL (Commercial Limited) was first received on February 22, 2007. The applicant, Pinnacle Architecture, Inc, on behalf of the Property Owner, Michael Tenant, subsequently proposed modifications to the original application to include buildings that are of varying size totaling approximately 76,000 square feet for retail and office uses. The buildings have varying heights with the tallest being approx. 45 feet. CWNA Board voted on July 11, 2007 to object to the Application on the basis of the added traffic and traffic safety burden placed on the roundabout at Reed Market Road/Century Drive/Mt Washington Drive. The objection was submitted on behalf of the CWNA Board on July 15, 2007.

On October 3, 2007, the City issued a Notice of Administrative Review and Decision which approved the Type II Site Plan and Design Review with 30 conditions. The decision was appealed on October 15, 2007 by Appellant, The Athletic Club of Bend requesting a hearing before a Hearings Officer based on 25 plus items of objection. The Hearings Officer, Tim Elliott, heard the appeal on November 1, 2007. CWNA was represented at the hearing and joined the appeal based on the impact this project would have on adjacent streets and the roundabout at Century Drive/Mt. Washington Dr/Reed Market Road in the absence of any mitigation on the part of Applicant or the City of Bend. **The Hearings Officer issued his decision on December 5, 2007 and has denied the application. The decision was based in part on the position that the applicant, in the absence of a copy of the master plan for the area, did not meet approval criteria based on the "Brown Book" which dealt with density, building height and set back from Century Drive among other criteria to include the traffic system and the West Side Consortium Agreement.** The file (Project # PZ-07-06) may be seen at City Hall, Planning Department or questions may be directed to Mathew Martin, Associate Planner 388-5554, mmartin@ci.bend.or.us.

6. Land Use Action- Cascade Middle School Public Meeting. No change from the CWNA e-communication dated 11-13-07. On November 7, 2007, a Public Meeting was held to hear plans by Bend-La Pine School District to add a new gymnasium and reconfigure the drop-off and pick-up area to improve traffic circulation on the property. Sharon Smith, Land Use Attorney, Bend-La Pine School District led the discussion with support from Stevens Architect, LLC and Kliever Engineering & Assoc, LLC. The City of Bend was represented in the person of Dan Graber, Transportation Engineering. CWNA was represented and emphasized the importance of transportation and street design leading to the school entrance as well as design within the school drop-off and pick-up area to take the pressure of the Century Drive/Mt. Washington Drive/Reed market Road roundabout. Other issues surfaced by attendees included building height, lighting, exterior color, parking on Westridge drainage, school start time, parent education, safety, etc. Next step will be for Bend-La Pine School District to development an application for the project and submit to the City of Bend.

7. Land Use Action-Tetherow Destination Resort Public Meeting, December 17, 2007. The Community Development Department, Deschutes County has scheduled a Public Meeting on Monday, December 17, 2007 at 10:00 AM before the Deschutes County Board of Commissioners to hear applicant's (Arrowood Development) request for an amendment to the WCDA (Westside Consortium Development Agreement) to extend the term of the WCDA an additional 7 years to December 28, 2012. The Public Hearing will take place at the Deschutes County Administrative Services Building, 1300 NW Wall Street. The parties to the WCDA are Deschutes County, City of Bend and Cascade Highlands currently known as Tetherow. The purpose of the WCDA was to provide the City of Bend with system-wide transportation improvements related to Cascade Highlands, now known as Tetherow Destination Resort. All interested persons may appear, be heard, be represented by council or send written signed testimony; written replies must be received prior to the hearing date or submitted at the hearing. The file, MC-07-08, may be seen at the Deschutes County Planning Division, adjacent to the Deschutes County Services building, 1300 NW Wall Street or questions may be directed to Anthony Raguine, Senior Planner at 541-617-4739.

8. Roundabout at the Intersection of Century Drive/Skyliner Ranch Road/Bachelor View Road. No change from 11-13-07 e-communication. CWNA received a response dated July 9, 2007 from Nick Arnis, Transportation Engineering Manager, City of Bend to the CWNA letter that was sent to the City Manager, Andy Anderson dated January 9, 2007. CWNA, in its January 9 letter, recommended a roundabout be constructed at the Century Drive entrance to the new Tetherow Destination Resort based on traffic safety concerns and considerations. As the intersection has been completed with the installation of new turn lanes into and out of the entrance to Tetherow, this letter from the City is nothing more than a very late response to a very serious potential traffic safety issue. The City's letter says "I believe a study of a corridor to determine speeds, volumes, crashes, and possible solutions and funding is an alternative to a roundabout at this time." CWNA responded to the City's Mr Arnis's letter asking if this means a study was not conducted to determine speeds, volumes, crashes and possible solutions when the City signed on October 12, 2005 the License and Water and Sewer Service Agreement Between City of Bend and Cascade Highlands Limited Partnership which covers the plan for this intersection and which represents considerable expense to the developer estimated to be \$500,000. With the completion of the turn lanes and road striping, CWNA residents and travelers on Century Drive are now faced with a high-speed stretch of road beginning at Mammoth Drive and continuing through the City Limits all the way to Mt. Bachelor with zero road calming additions or enhancements. CWNA responded on September 17, 2007. Click on attachments for CWNA's original letter to the City dated January 9, 2007, the City's response dated July 9, 2007 and CWNA's response dated September 24, 2007. **On October 24, 2007, the City's Transportation**

Engineering Manager, Nick Arnis responded stating the City concurred with a Kittelson & Associates September 10, 2004 transportation analysis conducted for Arrowood Development recommending "a westbound right-turn and eastbound left-turn lane be constructed on Century Drive at the Skyline Ranch Road intersection due to the high-speeds on Century Drive. A minimum of 75-100 feet of storage should be provided on all new turn lanes as construction occurs." Kittelson further stated this should be adequate to the year 2020. Mr Arnis' letter of October 24, 2007 states "the City concurred with the traffic analysis and mitigation."

Mr Arnis further stated he would make time to meet with CWNA to discuss any concerns.