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## COMMUNITY DEVELOPMENT DEPARTMENT

**TO:** RECIPIENTS OF PUBLIC HEARING NOTICE  
**FROM:** EUNICE KIM, LONG RANGE PLANNING MANAGER  
**DATE:** OCTOBER 25, 2022  
**CASE FILE NO.:** CA22-05 / ORDINANCE BILL NO. 22-22  
**SUBJECT:** 2022 UNIFIED DEVELOPMENT CODE (UDC) UPDATE

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The public notice included with this mailing concerns an upcoming public hearing before the City Council regarding proposed amendments to the Salem Revised Code (SRC) updating the City's zoning and development code, known as the Unified Development Code (UDC). The amendments implement changes in State law, add new temporary uses, and address other issues that have recently arisen, including a decision from the Land Use Board of Appeals.

Examples of proposed changes include:

- Amending the CR (Retail Commercial), CG (General Commercial) and IC (Industrial Commercial) zones to remove the requirement for a conditional use permit to develop multifamily housing and instead allow multifamily housing outright if provided in a mixed-use building;
- Adding new temporary use categories for the City's existing vehicles camping program and construction modulars;
- Implementing Senate Bill 8 by allowing affordable housing more broadly in Salem;
- Implementing House Bill 4064 by removing additional standards that apply to manufactured homes;
- Prohibiting psilocybin production in residential zones where marijuana production is currently prohibited; and
- Ensures that property annexed into the city is zoned in a manner that implement its City Comprehensive Plan Map designation.

Other proposed changes clarify, correct, or simplifies standards related to housing and other development and deletes old references to zones that have previously been eliminated.

**The complete list of proposed amendments to the UDC be found on the City's website at the following location:**

[www.cityofsalem.net/government/public-notices-and-hearings/laws-and-rules-proposals](http://www.cityofsalem.net/government/public-notices-and-hearings/laws-and-rules-proposals)

**For Additional Information Contact:**

Eunice Kim, Long Range Planning Manager  
Salem Community Development Department  
Planning Division  
[ekim@cityofsalem.net](mailto:ekim@cityofsalem.net) / 503-540-2308



## NOTICE OF PUBLIC HEARING AUDIENCIA PÚBLICA

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**PURPOSE OF HEARING:** The Salem City Council will hold a public hearing to receive testimony regarding proposed amendments to the Salem Revised Code (SRC), updating the City's zoning and development code, known as the Unified Development Code (UDC). The amendments implement changes in State law, add new temporary uses, and address other issues that have recently arisen, including a decision from the Land Use Board of Appeals.

**CASE FILE NUMBER:** Code Amendment Case No. CA22-05

**DATE AND TIME OF PUBLIC HEARING:** Monday, November 14, 2022, at 6:00 p.m.

**LOCATION OF PUBLIC HEARING:** The City Council hearing will be conducted VIRTUALLY.

Interested persons may view the hearing online at the City of Salem Facebook, CCTV Salem, City of Salem YouTube Channel, or watch on Comcast Cable CCTV Channel 21.

**CASE MANAGER:** Eunice Kim, Long Range Planning Manager, City of Salem Planning Division, 555 Liberty Street SE, Room 305, Salem, Oregon 97301. Telephone: 503-540-2308; E-mail: [EKim@cityofsalem.net](mailto:EKim@cityofsalem.net)

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### HOW TO PROVIDE TESTIMONY:

Both written and oral testimony will be accepted on this proposal. Only those participating by submitting written testimony, or by testifying virtually at the hearing, have the right to appeal the decision.

**To Provide Written Testimony:** Persons wishing to submit written testimony must do so no later than 5:00 p.m. on the day of the hearing by emailing [cityrecorder@cityofsalem.net](mailto:cityrecorder@cityofsalem.net) or by depositing written comments in the drop box located at the City Recorder's Office, 555 Liberty Street SE, Room 225, Salem, Oregon 97301.

**To Provide Testimony Virtually at the Public Hearing:** Persons wishing to provide testimony virtually at the hearing must sign up between 8:00 a.m. and 2:00 p.m. on the day of the hearing at the following link: <https://www.cityofsalem.net/government/city-council-mayor/about-city-council/participate-in-a-city-council-meeting>

### APPROVAL CRITERIA:

Salem Revised Code (SRC) Chapter 110.085(b) – Amendments to the UDC.

Salem Revised Code (SRC) is available to view at this link: <https://www.cityofsalem.net/src>. Type in the chapter number listed above to view the applicable criteria.

A copy of the staff report will be available no later than 5:00 p.m., November 7, 2022; copies can be requested from the Planning Division at 503-588-6173 and will be provided at a reasonable cost. The staff report will also be available online no later than 5:00 p.m., November 10, 2022, at: <https://salem.legistar.com/Calendar.aspx>

The Salem City Council Rules, which include the procedures for conduct of hearings before the City Council, are available online at: <https://www.cityofsalem.net/government/city-council-mayor/about-city-council/council-rules>

It is the City of Salem's policy to assure that no person shall be discriminated against on the grounds of race, religion, color, sex, marital status, familial status, national origin, age, mental or physical disability, sexual orientation, gender identity and source of income, as provided by Salem Revised Code Chapter 97. The City of Salem also fully complies with Title VI of the Civil Rights Act of 1964, and related statutes and regulations, in all programs and activities. Special accommodations are available, upon request, for persons with disabilities or those needing sign language interpretation, or languages other than English. To request accommodations or services, please call 503-588-6173 (TTD/TTY 503-588-6439) at least two business days in advance.

***Si necesita ayuda para comprender esta informacion, por favor llame 503-588-6173***