



## Questions and Answers for the proposed Code Update DC 24-02

City staff has added this Q&A to the hearing notice for the upcoming Development Code update to address possible questions the public may have in response to the hearing notice.

### **What is a Development Code?**

Often called a zoning code, the City's Development Code contains zoning regulations and development standards. These include what uses can and can't be done in certain zones, as well as standards for public infrastructure, setbacks, and other standards used when developing property.

### **Why is the City proposing to change the Code now?**

The Code was totally replaced in 2020. Since then, the City has made small changes to address places where the Code was underperforming, contained errors, or places where the State is making all cities revise sections. A Development Code is never finished, it will always continue to evolve and change with the needs of the community. In Millersburg, staff typically propose Code updates once a year. Staff track all the changes that need to be made throughout the year and when enough changes are needed, or one is time sensitive, an update is done.

### **What's changing now?**

There are 27 changes proposed. Some are changes to residential areas, some are not. A short list of the changes can be found on the hearing notice. If you want to see the longer description of the changes, and the proposed changes themselves, you can find them here: <https://www.millersburgoregon.gov/planning/page/dc-24-02-annual-code-update>.

### **Why did I get a notice? Are the rules for my property changing?**

Anyone who could potentially be affected gets a notice. In this case, the changes could potentially affect every property in the City, even if only in a small way. So, the City sent them to every property owner in the City. That does not mean the changes to every property would be big, in fact, most are very, very small changes. Some of the changes affect all residential lots. Some of these include new regulations for ground mounted solar systems and regulations for shipping containers in residential areas. The most significant change is probably the State mandate that duplexes now be allowed on any residential lot in the City. See the link above for the full list. The City is *not* proposing any changes to the minimum lot sizes in any zone.

### **Why does the notice say these may affect my property value?**

The State requires that specific language on hearing notices for Code updates, it's called a Measure 56 notice. This does not mean that we expect any changes to property values, just that the changes could have the potential to impact them.

### **How can I provide comments?**

The standard process for any Code update is to hold two public hearings, one before the Planning Commission and one before the City Council. These are open to the public both in person at City Hall and online here: <https://www.youtube.com/@cityofmillersburg611/videos>. You can show up and speak at the hearing, or to participate online see the public meeting agendas on the City's website. Both the Planning Commission and the City Council will read and listen to all comments. The City Council will ultimately make the final decisions.

**How do I get more information?**

A staff report will be available at least seven days before the first hearing; you will be able to find that at the link shown above. In the meantime, this link has the proposed edits for review <https://www.millersburgoregon.gov/planning/page/dc-24-02-annual-code-update>

**Contact Information**

You can call the City at 458-233-6300 or send comments or questions to Matt Straite at [matt.straite@millersburgoregon.gov](mailto:matt.straite@millersburgoregon.gov).