

Mt. Hood Corridor CPO

Mt Hood Corridor CPO Meeting April 1, 2010 7pm Minutes (unapproved)

Dorman Room of the Community Center, 24500 E. Salmon River Road

The meeting was called to order at 7:05pm with three officers present as well as the chairmen of the Land Use and Grievance committees and 10 citizens (15 citizens in all).

The March minutes were approved unanimously.

The officers discussed the recent announcement of County and other correspondence during the past month. No action was taken.

Treasurer Dave Fulton reported that the CPO has received payment of \$194.36 for the outstanding invoice from the County. Adding the \$4.00 donated for refreshments from the April meeting, we now have a balance of \$325.60.

Our Committees noted they have no activity to report.

The Chair of the Land Use Committee discussed application:

"Z0519-09 - A floodplain development permit for 64265 E. Relton Lane by Kip O'Conner. According to the County's notice the issues are:

"1) Retroactively permit an already constructed, roughly 200 foot long by 7 foot high riprap wall and associated fill behind wall;

"2) Retroactively permit already installed utilities, culverts, and other road work within E Relton Road right of way; and

"3) Permit a building site for proposed, new single-family residence and associated septic system."

After significant discussion, a motion by the Chair was presented for discussion and vote. The motion reads:

Recommend denial of this application based on the following points, and citing the differences between descriptions in the joint permit of 2-9-09 and the emergency authorization of 2-9-09 and the actual conditions and development as they exist today. The applicant has years of experience with the C.C.ZDO and the permit's requirements. Retroactive approvals after avoiding inspections and review are inappropriate in this situation.

There are no pictures or survey provided in the application of the site before work was started. The survey that was included does not show the approach road, culverts and utilities, or the areas surrounding the lots, which have had significant grading and filling. These areas are also in the regulated floodplain and/or floodway of the Sandy River.

The Corp/DSL Joint Permit has descriptions inconsistent with what was permitted and what has been completed.

- (3) "50 cubic yards of material, 180' long, 6' wide, 5' high"--This description was exceeded by the applicant.
- (4) "Limited use of rock"--This was not followed.
- (5) The "impact area is a 15' wide construction area that will be revegetated" --The impact area exceeds 15' wide and over a year has passed without the site being revegetated.

The DSL Emergency Authorization (dated 2-2-09, expired 4-2-09) has the following inconsistencies:

- (2) The "50 cubic yard limit" was exceeded.
- (3) That "erosion resistant rock be used"-- Large amounts of rounded river rock were used.
- (7) There is no documentation of any inspection of the work performed, or evidence of revegetation, maintenance, or monitoring.
- The applicant did not meet the requirement to contact the "County Planning office to be sure your project is in compliance with local land use plans and programs."

The motion was amended to have the CPO's comments from January to be enclosed with the above comment. The motion as amended was approved 14 yes, 0 no, and 1 abstention.

The meeting was adjourned at 8:35pm.

Respectfully submitted,

Dave Fulton, Acting Secretary