

- (G) *Perimeter fencing/screening.* A minimum 6-foot-tall sight-obscuring fence with gate shall be provided around the perimeter of the managed temporary village.
- (H) Managed temporary villages shall not be located in a manner which obstructs required pedestrian connections, fire lanes or emergency access areas, or required vision clearance areas; or in a manner that reduces the off-street parking for any other use on the property below the minimum required number of spaces.
- (I) *Alterations to existing property.*
 - (i) Existing trees and existing landscaping within required setbacks shall not be removed in order to accommodate a proposed managed temporary village.
 - (ii) If an existing off-street parking or vehicle use area is proposed to be expanded to accommodate a proposed managed temporary village, the expanded off-street parking or vehicle use area shall comply with the applicable standards of SRC Chapter 806.
- (7) *Additional applicable codes and standards.* In addition to all other applicable laws and regulations, a managed temporary village shall be developed, maintained, and operated in compliance with the applicable provisions of the following:
 - (A) SRC chapter 50 (Property Maintenance);
 - (B) SRC chapter 56 (Building Code);
 - (C) SRC chapter 58 (Fire Prevention Code);
 - (D) SRC chapter 93 (Noise);
 - (E) SRC chapter 97 (Human Rights)
- (d) *Criteria.* A Class 1 or Class 2 temporary use permit for a managed temporary village shall be granted if all of the applicable standards set forth in this section are met.

Amendments to SRC Chapter 806 (Off-Street Parking Loading, & Driveways)

Sec. 806.015. Amount off-street parking.

- (a) *Minimum required off-street parking.* Unless otherwise provided under the UDC, off-street parking shall be provided in amounts not less than those set forth in Table 806-1.

| TABLE 806-1. MINIMUM OFF-STREET PARKING | | |
|---|--|--|
| Use | Minimum Number of Spaces Required ⁽¹⁾ | Limitations & Qualifications |
| Household Living | | |
| Single family | <u>None</u> | <u>Applicable to townhouses.</u> |
| | <u>1</u> | <u>Applicable to single family, other than townhouses, located within the CSDP area.</u> |
| | <u>2</u> | Applicable to all <u>other</u> single family; unless noted below. |
| | <u>4</u> | Applicable to single family located within the CSDP area. |
| Two family | 2 per dwelling unit <u>None</u> | Applicable to all two family, unless noted below. |
| | <u>4 per dwelling unit</u> | Applicable to two family located within the CSDP area. |

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|--------------------------------|---|---|
| | 3 | Applicable to two family shared dwellings. |
| Three family | None | Applicable to three family located within the CSDP area or one quarter-mile of the Core Network. ⁽³⁾ |
| | 1 per dwelling unit | Applicable to all other three family. |
| Four family | None | Applicable to four family located within the CSDP area or one quarter-mile of the Core Network. ⁽³⁾ |
| | 1 per dwelling unit | Applicable to all other four family. |
| Multiple family ⁽²⁾ | <u>None</u> | <u>Applicable to cottage clusters.</u> |
| | None | Applicable to multiple family located within the CSDP area or one quarter-mile of the Core Network. ⁽³⁾ |
| | 1 per dwelling unit | Applicable to all other multiple family consisting of 5 to 12 dwelling units. |
| | 1 per studio unit or dwelling unit with 1 bedroom | Applicable to all other multiple family consisting of 13 or more dwelling units. |
| | 1.5 per dwelling unit with 2 or more bedrooms | |
| | 1 per dwelling unit | Applicable to all other multiple family consisting of 13 or more dwelling units located within the MU I zone or MU II zone. |
| | 1 per 4 dwelling units | Applicable to <u>the following multiple family activities low income elderly housing.</u> : <ul style="list-style-type: none"> ▪ <u>Low income elderly housing.</u> ▪ <u>Housing for people with intellectual and developmental disabilities, as defined under OAR 411-320.</u> |
| Group Living | | |
| Room and board facilities | None | |
| Residential care | 1 per 350 sq. ft. | |
| Nursing care | 1 per 3 beds | |
| Lodging | | |
| Short-term commercial lodging | 1 per guest room or suite | |
| Long-term commercial lodging | | |
| Nonprofit shelters | <u>None</u> | <u>Applicable to non-profit shelters located within the CSDP area or one quarter-mile of the Core Network.</u> ⁽³⁾ |
| | 1 per guest room or suite | Applicable to nonprofit Shelters <u>shelters serving for</u> victims of domestic violence <u>serving 10 or fewer persons.</u> |

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|---|---|---|
| | 1 per 350 sq. ft. <u>10 persons served</u> | Applicable to all other nonprofit shelters |
| Retail Sales and Service | | |
| Eating and drinking establishments | 1 per 250 sq. ft. | |
| Retail sales | 1 per 900 sq. ft. | Applicable to the following retail sales activities: ■ Building materials, hardware, nurseries, and lawn and garden supply stores. ■ Auto supply stores. ■ Furniture and home furnishing stores. ■ Household appliance and radio, television, music, and consumer electronics stores. |
| | 1 per 400 sq. ft. | Applicable to all other retail sales located within the MU-I zone or MU-II zone. |
| | 1 per 250 sq. ft. | Applicable to all other retail sales located within all zones except the MU-I zone or MU-II zone. |
| Personal services | 1 per 1,000 sq. ft. | Applicable to laundry, dry cleaning, and garment services. |
| | 1 per 350 sq. ft. | Applicable to all other personal services. |
| Postal services and retail financial services | 1 per 500 sq. ft. | |
| Shopping center | 1 per 250 sq. ft. | |
| Business and Professional Services | | |
| Office | 1 per 350 sq. ft. | |
| Audio/visual media production | | |
| Laboratory research and testing | | |
| Office complex | | |
| Motor Vehicle, Trailer, and Manufactured Dwelling Sales and Service | | |
| Motor vehicle and manufactured dwelling and trailer sales | 1 per 900 sq. ft. | |
| Motor vehicle services | | |
| Taxicabs and car services | | |
| Heavy vehicle and trailer sales | | |

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|---|--|---|
| Heavy vehicle and trailer service and storage | | |
| Commercial parking | N/A | |
| Park-and-ride facilities | | |
| Recreation, Entertainment, and Cultural Services and Facilities | | |
| Commercial entertainment—indoor | 1 per 5 seats or 10 feet of bench length | Applicable to theaters. |
| | 3 per court, plus additional 1 per 5 seats or 10 feet of bench length | Applicable to tennis, racquetball, and handball courts. |
| | 1 per 300 sq. ft. | Applicable to all commercial entertainment—indoor. |
| Commercial entertainment—outdoor | 3 per court, plus additional 1 per 5 seats or 10 feet of bench length | Applicable to tennis, racquetball, and handball courts. |
| | 4 per tee | Applicable to golf courses. |
| | 1 per 2,000 sq. ft. of gross site area | Applicable to all other commercial entertainment—outdoor. |
| Major event entertainment | The greater of the following: 1 per 5 seats or 10 feet of bench length; or 1 per 25 sq. ft. of floor area of assembly space. | |
| Recreational and cultural community services | 4 per tee | Applicable to golf courses. |
| | 1 per 350 sq. ft. | Applicable to all other indoor Recreational and cultural community services. |
| | 1 per 2,000 sq. ft. of gross site area | Applicable to all other outdoor Recreational and cultural community services. |
| Parks and open space | None | |
| Nonprofit membership assembly | 1 per 350 sq. ft. | |
| Religious assembly | 1 per 5 seats or 10 feet of bench length within the principle worship area; or 1 per 80 sq. ft. within the principal worship area, when no fixed seating or benches are provided. | |
| Health Services | | |
| Medical centers/hospitals | 1.5 per bed | |
| Outpatient medical services and laboratories | 1 per 350 sq. ft. | |
| Education Services | | |
| Day care | 1 | Day Care serving 1 to 12 persons |
| | 2 | Day Care serving 13 to 18 persons |
| | | Parking requirement applies in addition to spaces required for any dwelling. |

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| | 3 | Day Care serving 19 to 26 persons | |
| | 4 | Day Care serving 27 or more persons | |
| Basic education | 2 per classroom | | Applicable to elementary schools. |
| | 1 per 6 students | | Applicable to secondary schools. The number of students shall be calculated based on the total number of students the school is designed to accommodate. |
| Post-secondary and adult education | 1 per 350 sq. ft. | | Applicable to vocational and trade schools. |
| | 1 per 4 students | | Applicable to all other post-secondary and adult education. The number of students shall be calculated based on the total number of students the school is designed to accommodate. |
| Civic Services | | | |
| Governmental services | 1 per 500 sq. ft. | | |
| Social services | 1 per 350 sq. ft. | | |
| Governmental maintenance services and construction | The greater of the following: 0.75 per employee; or 1 per 5,000 sq. ft. (Less than 50,000 sq. ft.) 1 per 10,000 sq. ft. (50,000 to 100,000 sq. ft.) 1 per 15,000 sq. ft. (Greater than 100,000 sq. ft.) | | |
| Public Safety | | | |
| Emergency services | 1 per employee, plus 1 additional space per ambulance | | Applicable to ambulance stations. |
| | 1 per 500 sq. ft. | | Applicable to all other emergency services. |
| Detention facilities | 1 per 2,000 sq. ft. | | |
| Military installations | 1 per 500 sq. ft. | | |
| Funeral and Related Services | | | |
| Cemeteries | 1 per 350 sq. ft. | | |
| Funeral and cremation services | 1 per 5 seats or 10 feet of bench length in the chapel | | |
| Construction Contracting, Repair, Maintenance, and Industrial Services | | | |
| Building and grounds services and construction contracting | The greater of the following: 0.75 per employee; or 1 per 5,000 sq. ft. (Less than 50,000 sq. ft.) | | |
| Industrial services | 1 per 10,000 sq. ft. (50,000 to 100,000 sq. ft.) | | |
| | 1 per 15,000 sq. ft. (Greater than 100,000 sq. ft.) | | |

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| General repair services | 1 per 350 sq. ft. | |
| Cleaning plants | 1 per 1,000 sq. ft. | |
| Wholesale Sales, Storage, and Distribution | | |
| General wholesaling | 1 per 1,500 sq. ft. | |
| Heavy wholesaling | | |
| Warehousing and distribution | The greater of the following: 0.75 per employee; or | |
| Self-service storage | 1 per 5,000 sq. ft. (Less than 50,000 sq. ft.) 1 per 10,000 sq. ft. (50,000 to 100,000 sq. ft.) 1 per 15,000 sq. ft. (Greater than 100,000 sq. ft.) | |
| Manufacturing | | |
| General manufacturing | The greater of the following: 0.75 per employee; or | |
| Heavy manufacturing | 1 per 5,000, sq. ft. (Less than 50,000 sq. ft.) | |
| Printing | 1 per 10,000 sq. ft. (50,000 to 100,000 sq. ft.) 1 per 15,000 sq. ft. (Greater than 100,000 sq. ft.) | |
| Transportation Facilities | | |
| Aviation facilities | The greater of the following: 0.75 per employee; or | |
| Passenger ground transportation facilities; | 1 per 5,000 sq. ft. (Less than 50,000 sq. ft.) 1 per 10,000 sq. ft. (50,000 to 100,000 sq. ft.) 1 per 15,000 sq. ft. (Greater than 100,000 sq. ft.) | |
| Marine facilities | 1 per boat berth or docking space. The greater of the following: 0.75 per employee; or 1 per 5,000 sq. ft. (Less than 50,000 sq. ft.) 1 per 10,000 sq. ft. (50,000 to 100,000 sq. ft.) 1 per 15,000 sq. ft. (Greater than 100,000 sq. ft.) | Applicable to marinas. Applicable to all other marine facilities. |
| Utilities | | |
| Basic utilities | The greater of the following: 0.75 per employee; or | |
| Drinking water treatment facilities | 1 per 5,000 sq. ft. (Less than 50,000 sq. ft.) | |
| Power generation facilities | 1 per 10,000 sq. ft. (50,000 to 100,000 sq. ft.) | |
| Data center facilities | | |

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|--|---|---|
| Waste related facilities | 1 per 15,000 sq. ft. (Greater than 100,000 sq. ft.) | |
| Wireless communication facilities | None | |
| Fuel dealers | 1 per 200 sq. ft. | |
| Mining and Natural Resource Extraction | | |
| Petroleum and natural gas production | The greater of the following: 0.75 per employee; or | |
| Surface mining | 1 per 5,000 sq. ft. (Less than 50,000 sq. ft.) 1 per 10,000 sq. ft. (50,000 to 100,000 sq. ft.) 1 per 15,000 sq. ft. (Greater than 100,000 sq. ft.) | |
| Farming, Forestry, and Animal Services | | |
| Agriculture | 5 | Applicable when retail sales are involved. |
| Forestry | | |
| Agriculture and forestry services | The greater of the following: 0.75 per employee; or 1 per 5,000 sq. ft. (Less than 50,000 sq. ft.) 1 per 10,000 sq. ft. (50,000 to 100,000 sq. ft.) 1 per 15,000 sq. ft. (Greater than 100,000 sq. ft.) | |
| Keeping of livestock and other animals | 1 per 400 sq. ft. | |
| Animal services | 1 per 400 sq. ft. | |
| Other Uses | | |
| Accessory short-term rentals | None | |
| Temporary uses | Per SRC chapter 701 | |
| Home occupations | 1 per nonresident employee | Parking requirement applies in addition to spaces required for the dwelling unit. |
| Accessory dwelling units | None | |
| ⁽¹⁾ Unless otherwise provided, when required off-street parking is expressed in terms of a number of spaces per a square footage, the square footage shall equal the gross floor area. ⁽²⁾ The minimum number of spaces per dwelling unit may be reduced by 25 percent for dwelling units that are affordable to households with incomes equal to or less than 80 percent of the median family income for the county in which the development is built or for the state, whichever income is greater. ⁽³⁾ The distance shall be measured along a route utilizing public or private streets that are existing or will be constructed with the development. | | |

- (b) *Compact parking.* Up to 75 percent of the minimum off-street parking spaces required under this chapter may be compact parking spaces.
- (c) *Carpool and vanpool parking.* New developments with 60 or more required off-street parking spaces, and falling within the public services and industrial use classifications, and the business and professional services use category, shall designate a minimum of five percent of their total off-street parking spaces for carpool or vanpool parking.
- (d) *Maximum off-street parking.*
- (1) Maximum off-street parking is based upon the minimum number of required off-street parking spaces. Except as otherwise provided in this section, and unless otherwise provided under the UDC, off-street parking shall not exceed the amounts set forth in Table 806-2A.

| TABLE 806-2A. MAXIMUM OFF-STREET PARKING | |
|--|--|
| Minimum Number of Off-Street Parking Spaces Required (From Table 806-1) | Maximum Number of Off-Street Parking Spaces Allowed |
| 20 spaces or less | 2.5 times minimum number of spaces required. |
| More than 20 spaces | 1.75 times minimum number of spaces required. |

- (2) *Maximum off-street parking where no minimum off-street parking is required.* Where an activity does not require a minimum number of off-street parking spaces based on the requirements of Table 806-1, or because it is located in an area where no minimum off-street parking is required for the activity, ~~maximum~~ off-street parking shall not exceed the amounts ~~be determined based on the assumed minimum off-street parking~~ set forth in Table 806-2B. Parks and open space are exempt from maximum off-street parking standards.

| TABLE 806-2B. MAXIMUM OFF-STREET PARKING WHERE NO MINIMUM OFF-STREET PARKING IS REQUIRED | | |
|--|---|---|
| No Minimum Off-Street Parking Required: | Maximum Off-Street Parking | Limitations & Qualifications |
| Based on requirements of Table 806-1 | 1.75 per dwelling unit | Applicable to <u>townhouses, two family, three family, four family, and cottage clusters multiple family located within the CSDP area or one quarter mile of the Core Network</u> |
| | <u>1.75 per dwelling unit</u> | <u>Applicable to multiple family located within the CSDP area or one quarter-mile of the Core Network</u> |
| | 1 per 900 sq. ft. | Applicable to all other uses |
| Because activity is located in area where no minimum off-street parking is required for the activity | The maximum off-street parking otherwise allowed for the activity if it were located in an area where | |

| | | |
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| | minimum off-street parking was required. | |
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(e) *Reductions to required off-street parking through alternative modes of transportation.*

- (1) Construction of transit related improvements. When adjacent to transit service, minimum required off-street parking may be reduced by up to ten percent for redevelopment of an existing off-street parking area for transit-related improvements, including transit stops, pullouts and shelters, park and ride lots, transit-oriented developments, and similar facilities.
- (2) Satisfaction of off-street parking through implementation of a plan for alternative modes of transportation. Minimum required off-street parking for uses or activities other than household living may be reduced through implementation of a plan providing for the use of alternative modes of transportation to decrease the need for off-street parking. The plan shall be reviewed as a Class 2 Adjustment under SRC chapter 250.

(f) *Reductions to required off-street parking for multiple family developments.*

- (1) For multiple family developments, the minimum number of required off-street parking spaces may be reduced through one or more of the following options, provided that the total number of off-street parking spaces reduced shall not exceed 25 percent:
 - (A) *Transit access.* The minimum number of required off-street parking spaces may be reduced by:
 - (i) 10 percent where developments are located within one-quarter mile of a transit stop as measured along a route utilizing public or private streets that are existing or will be constructed with the development; or
 - (ii) 20 percent where developments are located within one-quarter mile of a transit stop that has 15-minute transit service as measured along a route utilizing public or private streets that are existing or will be constructed with the development.
 - (B) *Covered bicycle parking.* The minimum number of required off-street parking spaces may be reduced by one space for every four covered bicycle parking spaces provided in addition to the minimum number of bicycle parking spaces required as set forth in SRC 806.055. The additional covered bicycle parking spaces must meet the standards of SRC 806.060 and must be located on site either outdoors or in a bike storage room that is accessible to all residents of the multiple family development.
 - (C) *Shared car or van.* The minimum number of required off-street parking spaces may be reduced by four spaces for every shared car or shuttle van that is provided on site and available for use by all residents.

Amendments to SRC Chapter 808 (Preservation of Trees and Vegetation)

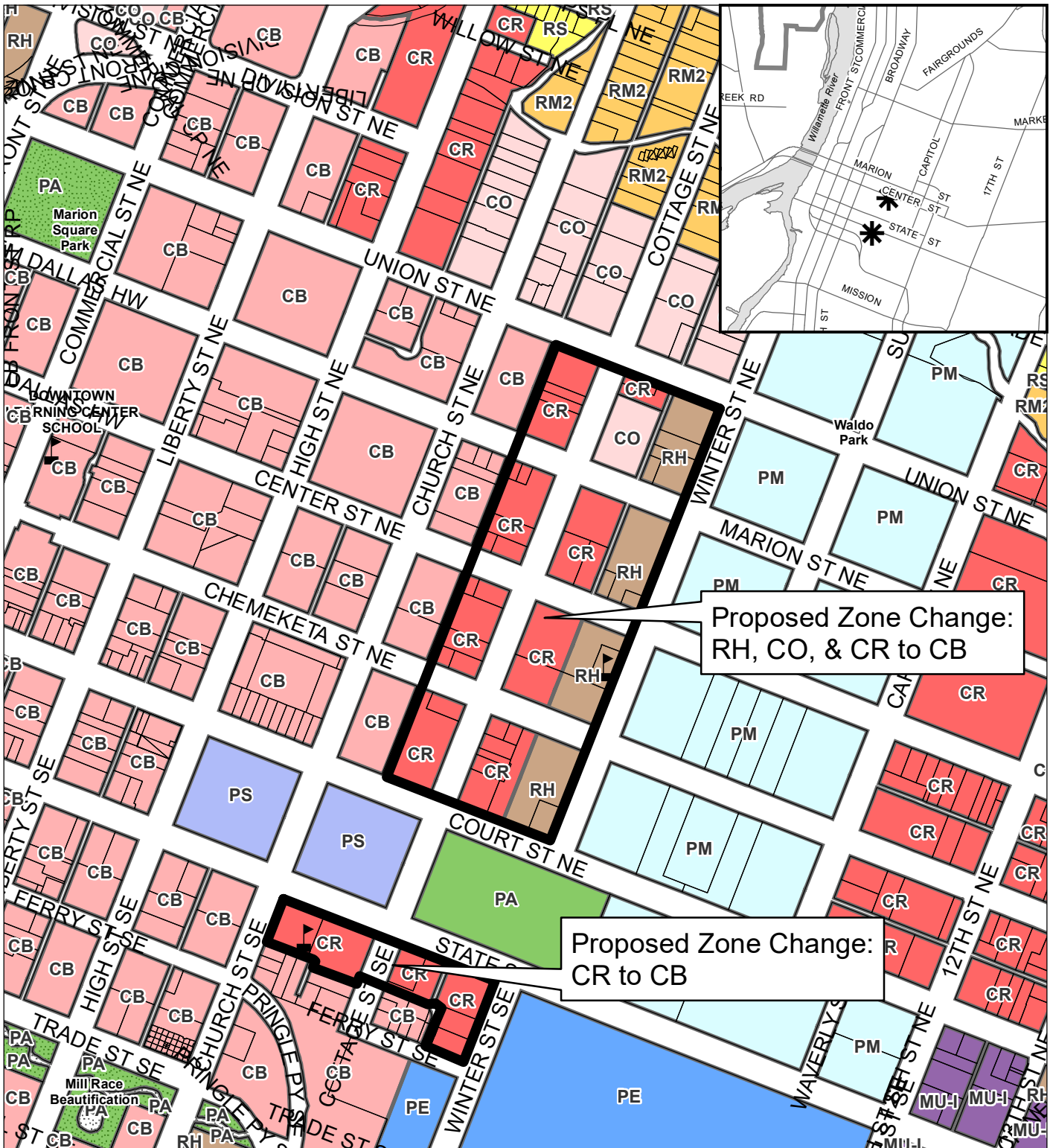
Sec. 808.005. Definitions.

The following words, terms and phrases, when used in this chapter, shall have the meanings ascribed to them in this section, except where the context clearly indicates a different meaning:

Arborist means a person who has met the criteria for certification from the International Society of Arboriculture, ~~or the American Society of Consulting Arborists, or similar professional organization,~~ and maintains a current accreditation.

Caliper means the diameter of a tree trunk measured at six inches above ground level for trunks up to and including four-inch caliper size and at 12 inches above ground level for larger sizes, when measuring nursery stock.

Proposed Zone Changes



Legend

- Base Zoning
- Urban Growth Boundary
- Outside Salem City Limits
- Taxlots
- Parks
- Schools

0 50 100 200 Feet



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