

**Century West Neighborhood Association  
Board Meeting Minutes  
Meeting was held in the River Wild Lodge, Mt. Bachelor Village.  
November 8, 2006**

**1. Motion to Open the Meeting.** Brell moved to bring the meeting to Order. Board members present: Bob Brell, Jason Moyer, Rich Ray, Judy McKrell (joined 20 minutes late), Brett Evert, Gayle Lewis, Peter Fleming, and David Light. Board Members absent: Denise Gorman. Board Coordinators Absent: Whit Ross and Ron Webber.

Also attending: CWNA members Marika Smiley, Sheree MacRitchie, Brad Evert and guest speaker Frank Fiedler.

**2. Introductions and Comments.** Brell introduced Sheree MacRitchie, CWNA member, who has volunteered to take the minutes and thanked her for stepping up. Brell then introduced the CWNA Board and attending CWNA members and the guest speaker.

Brell acknowledged receiving a request from CWNA Board Member Denise Gorman, Secretary/Treasurer for a leave of absence from her duties until January 2007; notice was received by all Board members on November 4, 2006.

Brell then asked Committee reports be limited to no more than 5 minutes on any given item and asked that Board Members and Board coordinators limit their discussion to no more than 2 minutes on any given discussion item. This request was made out of consideration and respect for everyone's time pointing out we are all volunteers. Evert objected to putting a time limit on discussion and put forward a motion that "no time limit be placed on discussion by any Board member". There being no second, the motion was not voted upon.

**3. Review of the October 19, 2006 CWNA General Membership Meeting Minutes.** Brell moved to approve the minutes as written and presented. Richard Ray seconded the motion. Motion passed.

**4. Speaker- Frank Fiedler, "Infrastructure First".** Fiedler spoke on a "Bend Initiative Petition which would amend the Bend Charter by limiting development where infrastructure is inadequate. The QUESTION: Shall the Bend Charter be amended to require infrastructure be completed within two years of new private land development? SUMMARY: This initiative, if passed, would prohibit the City of Bend from approving new real property development, unless infrastructure necessary to support the new development is available within two years of the occupancy date for private development (four years for publicly funded development). Infrastructure is defined as water facilities, sewer facilities, storm water facilities, transportation facilities, electrical power facilities, schools and parks. A person applying for a land use permit would be required to prove the adequacy of infrastructure, including transportation connections to the nearest arterial street, and that the nearest arterial would be adequate to handle the demand caused by the new development. The initiative would require the city to coordinate with developers for

construction of new infrastructure to allow development to occur in phases. If there were a shortage of facilities or services, the City would review all feasible alternatives to correct the deficiency, including the management of growth under the state law relating to adoption of a public facilities strategy.” Fiedler stated the above QUESTION and SUMMARY petition wording was developed and approved by the City’s attorney.

CWNA Board position on this initiative is neutral.

**5. Land Use Development-Bob Brell, Committee Head.**

**a. Land Use Action.** Conditional Use Application to Modify the Skyliners Summit PUD (Planned Unit Development) Approval-SE Corner of Mt. Washington Dr/Skyliners Rd. CWNA had previously received notice from the City of Bend, Planning Division of an application from Herb Hofart (applicant) on behalf of Cascades Highlands LLC (owner) for a land use action located at Tract G, Skyliner Summit at Broken Top-Phase 11, southeast corner of the intersection of Skyliner Rd and Mt. Washington Dr. The applicant is requesting a Conditional Use Approval to permit an additional 13 residential units within the development. The applicant is also requesting Tentative Plan Approval to permit a 13-lot subdivision on the subject property. The property is approximately 2.4 acres in size. Interested parties were to have responded no later than November 7, 2006.

CWNA did not comment.

**b. Public Meeting.** Pinnacle Architecture, Inc notified property owners within 600 feet of property located at the southeast corner of the intersection of Century Dr/Reed Market Road of a public meeting on November 2, 2006, 2:00 pm to 3:00 pm, at Pinnacle Architecture, 547 SW 13<sup>th</sup> Street, Ste 1, Bend, OR 97702... CWNA was not notified of this meeting but learned of it from a notified property owner. The purpose of the meeting was to answer any questions regarding the proposed development of a multi-building master site plan.

CWNA was present at the meeting and learned that Mt Bachelor Center LLC (developer) expected to submit an application requesting approval of a Master Plan for 3-mixed use buildings, 50,000 sq ft to 75,000 total sq ft. All buildings would be adjacent to Century Drive separated by a buffer, landscaping, walk/bike path. Building “A”: 48-60 feet in height would consist of 2-floors office and 2-floors residential or alternatively 2-floors office and 4-floors residential; final plan still to be decided. Building “B”: 42 feet in height consisting of 3-floors of office. Building “C”: 27 feet in height consisting of 2-floors of office. Parking would provide for 132 stalls of which 62 would be covered. No data was available regarding traffic numbers as the traffic analysis was not complete.

CWNA stated concerns to be 1.) Added traffic to the failed Century Dr/Mt. Washington Dr roundabout which is already at gridlock in the morning and afternoon when Cascade Middle School opens and closes, 2.) Height limitations, 3.) Lighting from buildings reflecting into on-coming vehicles on Century Drive going north, and 4) Daily traffic on local streets and their ability to handle the added load. Based on the information available, these were the only comments made.

c. **Land Use Action.** CWNA received notice on 11-7-06 of a public hearing before the Hearings Officer on Thursday, November 30, 2006 at 7:00 pm in the City of Bend Council Chambers, 710 NW Wall Street to hear a request from the Broken Top Community Association (BTCA) requesting a Declaratory Ruling by the City of Bend as to the lawfulness of the commercial use of the premises located at 61999 Broken Top Drive, bend, OR. All persons wishing to be heard on this issue are invited to attend the public hearing or to mail written comments to the City of Bend planning division, PO Box 431, Bend. OR . Comments must be directed toward the ordinance criteria that apply and sight the FILE NUMBER 06-683 (Declaratory Ruling).

CWNA does not plan to respond or comment.

d. **Tetherow Destination Resort.** Nothing new to report.

e. **Mountain Gate Crossing.** Nothing new to report.

**6. Transportation and Traffic Safety-Jason Moyer, Committee Head.**

a. **TSAC ( Traffic Safety Advisory Committee) Report.** Nothing new to report

**b. Century Drive Speed-Status**

Comment was made by Moyer that discussion had been initiated by Webber and Brell with Cascade Middle School regarding the concern of traffic at the Mt. Washington/Century roundabout. The school was receptive to work on this problem together. The left turn lane off Mountaineer Drive has been eliminated requiring a right turn onto Mt. Washington causing all traffic to flow into the traffic circle. We will wait to see if this helps or adds to the roundabout grid-lock.

c. **Modification to letter to City of Bend re: Century Drive Roundabout-Status (Brett Evert).** Evert stated he gave the modified letter to Gorman at the September 13, 2006 Board meeting; no one has seen it since. Evert was requested to do the necessary modification again and get to Brell as soon as possible.

**d. More Traffic**

Lewis commented on the intersection of Mt. Washington Drive and Chandler Ave. Heavy pedestrian use and a very unsafe intersection for foot traffic.

**7. Membership-Status, Judy McKrell, Committee Head.**

a. **New Member Campaign Results and Plans. Membership total is 389.** Last month 30 new members. WELCOME ALL!

b. **Touchmark and Mt. Laurel Lodge.** Both facilities have been contacted requesting CWNA Information Brochures and Membership Applications be

distributed to residents. We believe both facilities have approved distribution within their internal mail systems.

- c. More memberships are coming via mail.

**8. Residential Land Use Study Steering Committee-Bob Brell, Committee Member.** Nothing new to report.

**9. Other Business-All**

**a. Summit High School Partnership Program (David Light/Richard Ray).**

Looking for direction or ideas utilizing the student population for public service in the community. Comment: Contact Lynn Baker, Principal at Summit High for his input. Any other ideas?

- d. **Good Samaritan program-All.** The program entails canvassing the subdivisions/PUD's within CWNA to identify those individuals in need of help during the winter with snow removal, assistance with travel, etc., due to advanced age, infirmity or physical disability. Then, developing a list of volunteers to help in a time of need. Brell asked for volunteers from the Board to step up and lead this project. Any Volunteers from CWNA?

**e. Art, Beautification and Culture commission-Art in Public Places-All.**

Patty Stell, City Recorder is seeking input and suggestions in identification of areas that would benefit from art. Contact Patty directly if you have any ideas.

**10. Brell moved the Board go into Executive Session. Ray seconded the Motion with all in favor.**

**Next CWNA Board Meeting-Wednesday, December 13, 2006, 7:00 pm, Fireside Room, Mt Bachelor Village.**

**Future Board Meetings-Second Wednesday of each month at 7:00 pm, Fireside room, Mt Bachelor Village.**

**CWNA Website: [www.bendneighborhoods.org/centurywest](http://www.bendneighborhoods.org/centurywest)**