

**City of La Pine Planning Comprehensive Plan
Deschutes County Board of Commissioners Discussion
October 21, 2009**

The following is a list of comments, questions and suggestions that were documented during the consultant discussion with the Deschutes County Board of Commissioners and staff at their October 21st meeting. These are not verbatim, but include the specific sense of the comments and discussion. Additionally, they do not offer any response or other commentary in this document. Brief responses will be included in a separate memorandum to the Planning Commission and will be offered as discussion points for the Planning Commission during an upcoming work session and the continued public hearing:

1. It was stated that the Findings document needs to include justification and/or verify that one of the intents of the Transition Area on the County owned master planned neighborhood is to allow for a transfer of densities from the widened “green” corridor to the transition area. The desire was to clarify that these changes in land use designations over and above the desired master plan will allow a similar degree of development on the County owned parcel. Part of the rationale and importance for this is that the project is slated to compensate for the transfer of development rights as linked to rural parcels with septic difficulties.
2. The widened open space corridor that crosses the County parcel should be extended further to the west, across the adjoining privately owned parcels, to the western City limits.
3. La Pine should be considered as a possibility for a regional sewer treatment area for the outlying rural areas – if possible under state laws. This is due to the septic/ground water contamination issues in the surrounding area. Part of this comment is based on the potential for a future land exchange from the BLM to the County/City adjacent to the existing La Pine sewer treatment facility – this is anticipated to lead to expansion of the existing sewer treatment facility.
4. A comment was made about concerns that the La Pine Industrial Group (LIGI) may have with the draft Comprehensive Plan – in a follow up e-mail from LIGI, specific questions were related to references to: 1.) prices for industrial land; 2.) the environmental impacts of industrial development/targeted industries; and, 3.) community desires for business attraction.
5. It was stated that the transfer of BLM land adjacent to the Wickiup Junction interchange project could be packaged with other proposed BLM land exchanges proposed for La Pine.

6. The proposed rodeo grounds (adjacent to the southwest corner of the City – proposed for transfer from BLM) should be included within the City limits.