EUGENE CODE

CHAPTER 9

LAND USE
Eugene Code

CHAPTER 9
LAND USE

Table of Contents

General Administration

General

9.0010 Title
9.0020 Purpose
9.0030 Authority
9.0040 Land Use Code and Decision Interpretation
9.0050 Interpretation of Purpose Sections
9.0060 Compliance with Standards Prior to Issuance of Permit
9.0080 Religious Exercise

Code Enforcement & Penalties

9.0200 Inspection and Right of Entry
9.0210 Abatement
9.0220 Legal Proceedings by City Attorney
9.0230 Stop Work Orders
9.0240 Stop Use Orders
9.0260 Revocation of Conditional Use Permits
9.0270 Administrative Civil Penalties
9.0275 Penalties - Specific
9.0280 Remedies - Cumulative

Definitions

9.0500 Definitions

Zoning - General Provisions

General

9.1000 Introduction
9.1010 Purpose of Zoning Regulations
9.1020 Applicability of Zoning Regulations
9.1030 Establishment and List of Zones
9.1040 Establishment and List of Overlay Zones

Table of Contents

TC-9-1

2/15/2003
Eugene Code

9.1045  Reclassification of Prior Zones
9.1050  Establishment of Zone Boundaries and Overlay Zone Boundaries by Map
9.1060  Changes in Zone Boundaries and Overlay Zone Boundaries
9.1070  Uncertainty of Zone Boundaries and Overlay Zone Boundaries
9.1080  Zone Verification

Legal Nonconforming Situations

9.1200  Purpose for Regulation of Nonconforming Situations
9.1210  Legal Nonconforming Lots of Record
9.1220  Legal Nonconforming Use
9.1230  Legal Nonconforming Structure
9.1240  Legal Pre-Existing Uses

Base Zones

Agricultural Zone

9.2000  Purpose of AG Agricultural Zone
9.2010  Agricultural Zone Land Use and Permit Requirements
9.2020  Agricultural Zone Lot and Development Standards

Commercial Zones

9.2100  Purpose of C-1 Neighborhood Commercial Zone
9.2110  Purpose of C-2 Community Commercial Zone
9.2120  Purpose of C-3 Major Commercial Zone
9.2130  Purpose of C-4 Commercial/Industrial Zone
9.2140  Purpose of GO General Office Zone
9.2150  Commercial Zone - Siting Requirements
9.2160  - Land Use and Permit Requirements
9.2161  Special Use Limitations for Table 9.2160
9.2170  Commercial Zone Development Standards - General
9.2171  Special Commercial Zone Development Standards for Table 9.2170
9.2173  Commercial Zone Development Standards
   - Large Commercial Facilities
   - Large Multi-Tenant Commercial Facilities
9.2180  Commercial Zone Lot Standards
9.2181  Special Standards for Table 9.2180
Eugene Code

Industrial Zones

9.2400 Purpose of I-1 Campus Industrial Zone
9.2410 Purpose of I-2 Light-Medium Industrial Zone
9.2420 Purpose of I-3 Heavy Industrial Zone
9.2430 Industrial Zone Siting Requirements
9.2450 Industrial Zone Land Use and Permit Requirements
9.2451 Special Use Limitations for Table 9.2450
9.2460 Industrial Zone Development Standards
9.2461 Special Development Standards for Table 9.2460
9.2470 Industrial Zoning Lot Standards
9.2471 Special Standards for Table 9.2470

Natural Resource Zone

9.2500 Purpose of NR Natural Resource Zone
9.2510 Natural Resource Zone
   - Siting Requirements
9.2520 - Land Use and Permit Requirements
9.2530 - Development Standards
9.2540 - Lot Standards

Park, Recreation and Open Space Zone

9.2600 Purpose of PRO Park, Recreation, and Open Space Zone
9.2610 Park, Recreation and Open Space Zone Siting Requirements
9.2620 PRO Zone Terms
9.2630 PRO Zone Land Use and Permit Requirements
9.2631 Special Use Limitations for Table 9.2630
9.2640 PRO Zone Development Standards
9.2650 PRO Zone Lot Standards

Public Land Zone

9.2680 Purpose of Public Land Zone
9.2681 Public Land Zone Siting Requirements
9.2682 Public Land Zone Land Use and Permit Requirement
9.2683 Special Use Limitations
9.2684 Public Land Zone Development Standards
9.2685 Special Development Standards for Table 9.2684
9.2686 Public Land Zone Lot Standards
9.2687 Special Standards for Table 9.2686
Eugene Code

Residential Zones

9.2700 Purpose of R-1 Low-Density Residential Zone
9.2705 Purpose of R-1.5 Rowhouse Zone
9.2710 Purpose of R-2 Medium-Density Residential Zone
9.2720 Purpose of R-3 Limited High-Density Residential Zone
9.2730 Purpose of R-4 High-Density Residential Zone
9.2735 Residential Zone Siting Requirements
9.2740 Residential Zones Land Use and Permit Requirements
9.2741 Special Use Limitations for Table 9.2740
9.2750 Residential Zone Development Standards
9.2751 Special Development Standards for Table 9.2750
9.2760 Residential Zone Lot Standards
9.2761 Special Standards for Table 9.2760
9.2770 Small Lot Standards for R-2, R-3 and R-4 Zones
9.2775 Residential Flag Lot Standards for R-1
9.2777 Duplex Division Lot Standards

Solar Standards

9.2780 Purpose of Solar Standards
9.2790 Solar Lot Standards
9.2795 Solar Setback Standards

Special Area Zones

General

9.3000 Purpose for Creating Special Area Zones
9.3010 Applicability of General Regulations and Standards
9.3015 Process for Establishment or Change of an S Special Area Zone
9.3020 Criteria for Establishment of an S Special Area Zone
9.3030 Required Provisions of a Special Area Zone Ordinance

S-DW Downtown Westside Special Area Zone

9.3200 Purpose of S-DW Downtown Westside Special Area Zone
9.3205 S-DW Downtown Westside Special Area Zone
- Siting Requirements
9.3210 - Land Use and Permit Requirements
9.3211 Special Use Limitations for Table 9.3210
9.3215 S-DW Downtown Westside Special Area Zone Development Standards
9.3216 Special Development Standards for Table 9.3215

Table of Contents

TC-9-4  2/15/2003
Eugene Code

9.3220 S-DW Downtown Westside Special Area Zone Lot Standards
9.3221 Special Standards for Table 9.3220

S-E Elmira Road Special Area Zone

9.3300 Purpose of S-E Elmira Road Special Area Zone
9.3305 S-E Elmira Road Special Area Zone
   - Siting Requirements
9.3310 - Land Use and Permit Requirements
9.3311 Special Use Limitations for Table 9.3310
9.3315 S-E Elmira Road Special Area Zone Development and Lot Standards

S-F Fifth Avenue Special Area Zone

9.3400 Purpose of S-F Fifth Avenue Special Area Zone
9.3405 S-F Fifth Avenue Special Area Zone
   - Land Uses
9.3410 - Development and Lot Standards
9.3415 - Public Facility Standards

S-H Historic Zone

9.3450 S-H Historic Zones
9.3455 S-H Historic Zones - Adjustment to Development Standards

S-HB Blair Boulevard Historic Commercial Special Area Zone

9.3500 Purpose of S-HB Blair Boulevard Historic Commercial Special Area Zone
9.3505 Description of S-HB Blair Boulevard Historic Commercial Special Area Zone
9.3510 S-HB Blair Blvd Historic Commercial Special Area Zone
   - Uses
9.3515 - Development Standards

S-RP Riverfront Park Special Area Zone

9.3700 Purpose of S-RP Riverfront Park Special Area Zone
9.3705 S-RP Riverfront Park Special Area Zone
   - Siting Requirements
9.3710 - Permitted Uses
9.3715 - Development Standards
9.3720 - Public Facilities
9.3725 - Review Procedures
9.3730 - Required Reporting
Eugene Code

S-RN Royal Node Special Area Zone

9.3800 Purpose of S-RN Royal Node Special Area Zone
9.3805 S-RN Royal Node Special Area Zone Siting Requirements
9.3808 S-RN/NR Royal Node Natural Resources Subarea and S-RM/PRO Royal Node Park, Recreation and Open Space Subarea Regulations
9.3810 S-RN Royal Node Special Area Zone Land Use and Permit Requirements
9.3811 Special Use Limitations for Table 9.3810
9.3815 S-RN royal Node Special Area Zone Development Standards - General
9.3816 Special Development Standards for Table 9.3815(3)(n)
9.3822 S-RN Royal Node Special Area Zone Lot Standards
9.3823 Special Standards for Table 9.3822

S-W Whiteaker Special Area Zone

9.3900 Purpose of S-W Whiteaker Special Area Zone
9.3905 S-W Whiteaker Special Area Zone
  - Siting Requirements
9.3910 - Land Use and Permit Requirements
9.3911 Special Use Limitations for Table 9.3910
9.3915 S-W Whiteaker Special Area Zone Development and Lot Standards

Overlay Zones

General

9.4000 Overlay Zones - Purpose and Applicability of Standards

/# Residential Density Range Overlay Zone

9.4050 Purpose of Residential Density Range Overlay Zone
9.4060 Applicability
9.4065 Standards

/BW Broadway Overlay Zone

9.4070 Purpose of /BW Broadway Overlay Zone
9.4075 /BW Broadway Overlay Zone Siting Requirements
9.4080 Applicability
9.4085 /BW Broadway Overlay Zone Development Standards
9.4090 Prohibited Uses in the /BW Broadway Overlay Zone
Eugene Code

/CAS Commercial Airport Safety Overlay Zone

9.4100 Purpose of /CAS Commercial Airport Safety Overlay Zone
9.4110 Applicability
9.4120 Commercial Airport Safety Overlay Zone Terms
9.4130 Use Limitations

/ND Nodal Development Overlay Zone

9.4250 Purpose of /ND Nodal Development Overlay Zone
9.4260 Procedure for Applying the /ND Nodal Development Overlay Zone
9.4270 Applicability
9.4280 Prohibited Uses and Special Use Limitations
9.4290 Density and Development Standards

/PD Planned Unit Development Overlay Zone

9.4300 Purpose of /PD Planned Unit Development Overlay Zone
9.4310 Applicability

/SR Site Review Overlay Zone

9.4400 Purpose of /SR Site Review Overlay Zone
9.4410 Applicability

/TD Transit Oriented Development Overlay Zone

9.4500 Purpose of /TD Transit Oriented Development Overlay Zone
9.4510 Applicability
9.4520 /TD Transit Oriented Development Overlay Zone Land Use and Permit Requirements
9.4530 /TD Transit Oriented Development Overlay Zone Development Standards

/UL Urbanizable Land Overlay Zone

9.4600 Purpose of /UL Urbanizable Land Overlay Zone
9.4610 Applicability
9.4620 /UL Land Divisions and Property Line Adjustments
9.4630 /UL Urbanizable Land Overlay Zone Land Use and Permit Requirements
9.4640 Annexation and/or Annexation Agreement
9.4650 Industrial Corridor Annexation Agreement
Eugene Code

/WP Waterside Protection Overlay Zone

9.4700 Purpose of /WP Waterside Protection Overlay Zone
9.4710 Applicability
9.4715 /WP Waterside Protection Overlay Zone Siting Requirements
9.4720 Waterside Protection Areas
9.4730 /WP Waterside Protection Overlay Zone Land Use and Permit Requirements
9.4740 Prohibited Practices
9.4750 Conveyance of Stormwater Maintenance Easement
9.4760 Exceptions

/WB Wetland Buffer Overlay Zone

9.4800 Purpose of /WB Wetland Buffer Overlay Zone
9.4810 Applicability
9.4815 /WB Wetland Buffer Siting Requirements
9.4820 Wetland Buffer Areas
9.4830 /WB Wetland Buffer Overlay Zone Land Use and Permit Requirements
9.4840 Prohibited Practices
9.4850 Exceptions

Special Development Standards for Certain Uses

Special Development Standards for Certain Uses

9.5000 Purpose and Applicability
9.5050 Amateur Radio Antenna Structure Standards
9.5100 Bed and Breakfast Standards
9.5150 Collection Center, Collection of Used Goods Standards
9.5200 Day Care, Small (3-12 people served) Standards
9.5250 Farm Animal Standards
9.5300 Homeless Shelters Standards
9.5350 Home Occupation Standards
9.5400 Manufactured Home/Dwelling Park Standards
9.5450 Model Home Sales Office Standards
9.5500 Multiple-Family Standards
9.5600 Recreational Vehicle Parks Standards
9.5650 Recycling-Small Collection Facility Standards
9.5750 Telecommunication Devices-Siting Requirements and Procedures
9.5800 Temporary Activity Special Development Standards
9.5850 Wildlife Care Center Standards

Table of Contents TC-9-8 2/15/2003

/UL Urban Land Code
General Standards for All Development

General

9.6000 Purpose and Applicability
9.6010 Applications Proposing Needed Housing

Bicycle Parking Standards

9.6100 Purpose of Bicycle Parking Standards
9.6105 Bicycle Parking Standards
9.6110 Adjustments to Bicycle Parking Standards

Landscape Standards

9.6200 Purpose of Landscape Standards
9.6205 Landscape Standards
9.6207 Required Plant Materials
9.6210 Description of Landscape Standards
9.6215 Credit for Preservation of Heritage Trees
9.6220 Installation and Maintenance
9.6225 Irrigation
9.6230 Landscape Plans
9.6235 Plant Materials Standards
9.6240 Preservation of Existing Vegetation
9.6250 Street Trees
9.6255 Vision Clearance Area Landscaping

Motor Vehicle Parking and Loading Standards

9.6400 Purpose of Motor Vehicle Parking and Loading Standards
9.6410 Motor Vehicle Parking Standards
9.6415 Loading and Drive-Through Design Standards
9.6420 Parking Area Standards
9.6430 Shared Off-Street Parking
9.6435 Special Event Permanent Parking Facilities
9.6440 Adjustments to Motor Vehicle Parking and Loading Standards

Public Improvement Standards

9.6500 Easements
9.6505 Improvements - Specifications
9.6510 Stormwater Drainage
Sign Standards

9.6600 Purpose of Sign Standards
9.6605 Reconciliation
9.6610 Exemptions to Sign Standards
9.6615 Prohibited Signs
9.6620 Nonconforming Signs
9.6625 Permit Required
9.6630 Permit Application
9.6635 Approval of Permit Application
9.6640 General Provisions
9.6645 Applicability of Sign Standards
9.6650 Residential Sign Standards
9.6655 General Office Sign Standards
9.6660 General Commercial Sign Standards
9.6665 Shopping Center Sign Standards
9.6670 Central Commercial Sign Standards
9.6675 Highway Commercial Sign Standards
9.6680 Industrial Sign Standards

Site Development Standards

9.6700 Purpose of Site Development Standards
9.6705 Development in Flood Plains - Purpose
9.6706 Development in Flood Plains
9.6707 Special Flood Hazard Areas - Development Permit
9.6708 - Variances
9.6709 - Standards
9.6710 Geological and Geotechnical Analysis
9.6715 Height Limitation Areas
9.6720 Height Exceptions for Roof Structures and Architectural Features
9.6725 Outdoor Lighting Standards
9.6730 Pedestrian Circulation On-Site
9.6735 Public Access Required
9.6740 Recycling and Garbage Screening
9.6745 Setbacks - Intrusions Permitted
9.6750 Special Setback Standards
9.6770 Transit Improvements
9.6775 Underground Utilities
9.6780 Vision Clearance Area

Standards for Streets, Alleys, and Other Public Ways

9.6800 Purpose of Standards for Street, Alleys, and Other Public Ways
9.6805 Dedication of Public Ways
### Tree Preservation and Removal Standards

- **9.6880** Purpose of Tree Preservation and Removal Standards
- **9.6882** Applicability of Tree Preservation and Removal Standards
- **9.6883** Tree Verification
- **9.6885** Tree Preservation and Removal Standards

### Application Procedures

#### General

- **9.7000** Introduction
- **9.7005** Pre-application Conference
- **9.7010** Application Filing
- **9.7015** Application Completeness Review
- **9.7020** Waiver to Time Limit Restrictions
- **9.7025** Performance Agreements
- **9.7030** Recordation of Certain City Decisions

#### Application Review Authorities and Processes

- **9.7035** Application Review Authorities and Processes
- **9.7040** Description of Administrative Decisions Type I
- **9.7045** Description of Quasi-judicial Decisions Type II, Type III, Type IV
- **9.7050** Description of Legislative Decisions Type V
- **9.7055** Applications and Review Authorities
- **9.7060** Appeals
Quasi-Judicial Hearings

9.7065 Quasi-Judicial Hearings - Procedures
9.7075 - Challenges to Impartiality
9.7085 - Burden of Proof
9.7095 - Official Notice and Record of Proceedings

Type I Application Procedures

9.7100 General Overview of Type I Application Procedures
9.7105 Type I Application Requirements and Criteria Reference
9.7110 Decision
9.7115 Notice of Decision
9.7120 Expiration of Temporary Manufactured Dwelling Permits

Type II Application Procedure

9.7200 General Overview of Type II Application Procedures
9.7205 Type II Application Requirements and Criteria Reference
9.7210 Notice of Application
9.7215 Decision
9.7220 Notice of Decision
9.7225 Approved Site Plans
9.7230 Expiration

Type III Application Procedures

9.7300 General Overview of Type III Application Procedures
9.7305 Type III Application Requirements and Criteria Reference
9.7310 Public Hearing Schedule
9.7315 Public Hearing Notice
9.7320 Investigation and Report
9.7325 Public Hearing Conduct and Procedures
9.7330 Decision
9.7335 Notice of Decision
9.7340 Expiration

Type IV Application Procedures

9.7400 General Overview of Type IV Application Procedures
9.7405 Type IV Application Requirements and Criteria Reference
9.7410 Planning Commission Public Hearing Schedule
9.7415 Public Hearing Notice
9.7420 Investigation and Report
9.7425 Planning Commission Public Hearing Conduct and Procedures
9.7430 Planning Commission Recommendation
9.7435 City Council Public Hearing Schedule
9.7440 Public Hearing Notice
9.7445 City Council Public Hearing Conduct and Procedures
9.7450 Decision
9.7455 Notice of Decision

Type V Application Procedures

9.7500 General Overview of Type V Application Procedures
9.7505 Type V Application Requirements and Criteria Reference
9.7510 City-Initiation of Applications
9.7520 Public Hearing Notice
9.7525 Investigation and Report
9.7535 Planning Commission Public Hearing and Recommendation
9.7540 City Council Public Hearing Schedule
9.7545 Public Hearing Notice
9.7550 City Council Decision
9.7560 Notice of Decision

Appeal of Planning Director's Decision

9.7600 General Overview of Appeal Procedures
9.7605 Filing of Appeal of Planning Director's Decision
9.7610 Public Hearing Schedule
9.7615 Public Hearing Notice
9.7620 Investigation and Report
9.7625 Public Hearing Conduct and Procedures
9.7630 Decision
9.7635 Notice of Decision

Appeal of Initial Hearings Official or Historic Review Board Decision

9.7650 General Overview of Appeal Procedures
9.7655 Filing of Appeal of Hearings Official or Historic Review Board Initial Decision
9.7660 Public Hearing Schedule
9.7665 Public Hearing Notice
9.7670 Investigation and Report
9.7675 Public Hearing Conduct and Procedures
9.7680 Decision
9.7685 Notice of Decision
Metro Plan Amendment Procedures

9.7700 Description of Metro Plan Amendments
9.7705 Metro Plan Amendments - Purpose
9.7715 Metro Plan - Initiation of Plan Amendments
9.7720 - Referral of Plan Amendment
9.7725 - Plan Amendment Application Fee
9.7730 - Approval of a Plan Amendment
9.7740 - Plan Amendment Approval Process: 2 Jurisdictions
9.7745 - Plan Amendment Approval Process: 3 Jurisdictions

Annexation Application Procedures and Criteria

9.7800 Description of Annexation Process
9.7805 Procedures to Annex Properties
9.7810 Changes in Zone
9.7815 Public Hearing Schedule
9.7820 Public Hearing Notice
9.7825 Staff Investigation and Report
9.7830 Public Hearing Conduct and Procedures
9.7835 Criteria of Approval for Annexations
9.7840 Criteria of Approval for Changes in Zone Concurrent with Annexations
9.7845 Planning Commission Decision
9.7850 Notice of Decision
9.7855 Effective Date
9.7860 Appeal of Planning Commission Decision to Deny Annexation Application
9.7865 Consideration of Planning Commission Recommendation to Approve Application
9.7870 City Submittal of Council Resolutions to Boundary Commission
9.7875 Special Service District Withdrawals
9.7880 Limitations on Refiling of a Denied Application
9.7885 Annexation Procedures for the “Industrial Corridor”

Application Requirements and Criteria

General

9.8000 Introduction
9.8005 Applicability and Effect of Application Requirements, Criteria, and Concurrent Review
9.8010 List of Adopted Plans

Table of Contents TC-9-14 2/15/2003
Adjustment Review

9.8015 Adjustment Review - Purpose
9.8020 - Applicability
9.8025 - General Requirements
9.8030 - Approval Criteria

Annexations

9.8035 Annexation Application Requirements and Criteria

Cluster Subdivision

9.8040 Purpose of Cluster Subdivisions
9.8045 Applicability of Cluster Subdivisions
9.8050 Cluster Subdivision Application Requirements
9.8055 Cluster Subdivision - Approval Criteria - General

Code Amendments

9.8060 General Requirements
9.8065 Code Amendment Approval Criteria

Conditional Use Permits

9.8075 Purpose of Conditional Use Permits
9.8080 Applicability
9.8085 Conditional Use Permit Application Requirements
9.8090 Conditional Use Permit Approval Criteria - General
9.8095 Conditions
9.8100 Conditional Use Permit Approval Criteria - Needed Housing
9.8105 Conditional Use Permits within the NR Natural Resource Zone or /WB Wetland Buffer Overlay Zone
9.8110 Conditional Use Permit - Modification Approval Criteria
9.8113 - Revocation

Hazardous Materials Review

9.8130 Purpose of Hazardous Materials Review
9.8135 Applicability
9.8140 General Application Requirements
9.8145 Approval Criteria
Historic Property Applications

9.8150 Purpose of Historic Property Applications
9.8155 Applicability
9.8160 General Application Requirements
9.8165 Historic Landmark - Designation Approval Criteria
   - Removal of Designation Approval Criteria
9.8175 Historic Property - Alteration Approval Criteria
9.8180 - Demolition Approval Criteria
9.8185 - Moving Approval Criteria

Interpretations

9.8187 Interpretations

Metro Plan Amendments

9.8190 Metro Plan Amendments Application Requirements and Criteria

Partitions, Tentative Plan

9.8200 Purpose of Partitions, Tentative Plan
9.8205 Applicability of Partition, Tentative Plan Applications
9.8210 Partition, Tentative Plan Application Requirements
9.8215 Partition, Tentative Plan Approval Criteria - General
9.8220 - Needed Housing

Partitions, Final Plat

9.8225 Purpose of Partitions, Final Plat
9.8230 Applicability of Partition, Final Plat Applications
9.8235 Partition, Final Plat - Application Requirements
9.8240 - Approval Criteria
9.8245 - Recordation

Planned Unit Development, Tentative Plan

9.8300 Purpose of Planned Unit Development
9.8305 Applicability
9.8310 Tentative Planned Unit Development General Application Requirements
9.8320 Tentative Planned Unit Development Approval Criteria
   - General
9.8325 - Needed Housing
9.8330 Site Alteration
Planned Unit Development, Final Plan

9.8350 Purpose of Planned Unit Developments, Final Plan
9.8355 Applicability
9.8360 Planned Unit Development, Final Plan Application Requirements
9.8365 Final Planned Unit Development Approval Criteria
9.8370 Modifications to Approved Planned Unit Development
9.8375 Final Planned Unit Development - Landscaping

Property Line Adjustment

9.8400 Purpose of Property Line Adjustment
9.8405 Applicability of Property Line Adjustment Applications
9.8410 Property Line Adjustment - Application Requirements
9.8415 - Approval Criteria
9.8420 Post-Approval Requirements

Refinement Plan Amendments

9.8421 Purpose of Refinement Plan Amendments
9.8422 Applicability
9.8423 General Requirements
9.8424 Refinement Plan Amendment Approval Criteria

Site Review

9.8425 Purpose of Site Review
9.8430 Applicability
9.8435 General Requirements
9.8440 Site Review Approval Criteria - General
9.8445 - Needed Housing
9.8450 Final Site Review Approval
9.8455 Modifications to Approved Site Review Plans

Standards Review

9.8460 Purpose of Standards Review
9.8465 Applicability
9.8470 Standards Review Approval Criteria
Street Name Change

9.8475  Purpose of Street Name Changes
9.8480  Applicability
9.8485  Street Name Change Approval Criteria
9.8490  General Requirements

Subdivision, Tentative Plan

9.8500  Purpose of Subdivision, Tentative Plan
9.8505  Applicability of Subdivision, Tentative Plan Applications
9.8510  Subdivision, Tentative Plan Application Requirements
9.8515  Subdivision, Tentative Plan Approval Criteria
   - General
   - Needed Housing

Subdivision, Final Plat

9.8550  Purpose of Subdivision, Final Plat
9.8555  Applicability of Subdivision, Final Plat Applications

9.8560  Subdivision, Final Plat
   - Application Requirements
9.8565  - Approval Criteria
9.8570  - Recordation
9.8575  Special Platting Standards

Temporary Manufactured Dwelling Hardship Permits

9.8600  Purpose of Temporary Manufactured Dwelling Hardship Permits
9.8605  Applicability
9.8610  Temporary Manufactured Dwelling Hardship Permits General Requirements
9.8615  Temporary Manufactured Dwelling Hardship Permit Approval Criteria

Traffic Impact Analysis Review

9.8650  Purpose of Traffic Impact Analysis Review
9.8670  Applicability
9.8675  General Application Requirements
9.8680  Approval Criteria
Vacations

9.8700 Purpose of Vacations
9.8705 Applicability of Vacation Procedures
9.8710 Vacations, Application Requirements
9.8715 Approval Criteria for the Vacation of an Unimproved Easement
9.8725 Approval Criteria for the Vacation of Improved Public Right-of-Way, Public Ways Acquired with Public Funds, and Undeveloped Subdivision and Partition

Variances

9.8750 Purpose of Variances
9.8755 Applicability
9.8760 Approval Criteria for Variances

Willamette Greenway Permits

9.8800 Purpose of Willamette Greenway Permits
9.8805 Applicability
9.8810 General Requirements
9.8815 Willamette Greenway Permit Approval Criteria and Standards
9.8825 Modifications to a Willamette Greenway Permit

Zone Change

9.8850 Purpose of Zone Changes
9.8855 Applicability
9.8860 General Requirements
9.8865 Zone Change Approval Criteria

Adopted Plan Policies

9.9500 Adopted Plan Policies
9.9510 Bethel-Danebo Refinement Plan Policies
9.9520 Comprehensive Stormwater Management Plan Policies
9.9530 Eugene Commercial Lands Study Policies
9.9540 Eugene Downtown Plan Policies
9.9550 Eugene Parks and Recreation Plan Policies
9.9560 Eugene-Springfield Metropolitan Area General Plan (Metro Plan)
9.9570 Fairmount/U of O Special Area Study Policies

Table of Contents

TC-9-19 2/15/2003
Eugene Code /UL Urban Land Code

9.9580  Jefferson/Far West Refinement Plan Policies
9.9590  Laurel Hill Plan Policies
9.9600  19th and Agate Special Area Study Policies
9.9610  River Road - Santa Clara Urban Facilities Plan Policies
9.9620  Riverfront Park Study
9.9630  South Hills Study Policies
9.9640  South Willamette Subarea Study Policies
9.9650  TransPlan Policies
9.9660  West Eugene Wetlands Plan Policies
9.9670  West University Refinement Plan Policies
9.9680  Westside Neighborhood Plan Policies
9.9690  Whiteaker Plan Policies
9.9700  Willakenzie Area Plan Policies
9.9710  Willow Creek Special Area Study Policies