

TABLE OF CONTENTS

Chapter

ARTICLE I - GENERAL PROVISIONS

1.0	Introduction
1.1	The City Council and its Agencies and Officers
1.2	Legal Framework
1.3	Enforcement
1.4	Nonconforming Development
1.5	Reserved
1.6	Definitions

ARTICLE II - ADMINISTRATIVE PROCEDURES

2.0	Public Hearings
2.1	Comprehensive Plan Amendment Procedures
2.2	Zone Changes
2.3	Conditional Development
2.4	Subdivisions and Major Replats
2.5	Planned Development
2.6	Annexations
2.7	Extension of Services Outside the City Limits
2.8	Vacating of Public Lands and Plats
2.9	Historic Preservation Provisions
2.10	Major Neighborhood Center Master Site Plan Requirements
2.11	Reserved
2.12	Lot Development Option
2.13	Plan Compatibility Review
2.14	Partitions, Minor Replats, and Property Line Adjustments
2.15	Reserved
2.16	Request for Interpretation
2.17	Reserved
2.18	Solar Access Permits
2.19	Appeals

ARTICLE III - DEVELOPMENT ZONES

Chapter

3.0 Use Classifications

RESIDENTIAL ZONES

3.1	RS-3.5	Low Density Zone
3.2	RS-5	Low Density Zone
3.3	RS-6	Low Density Zone
3.4	RS-9	Medium Density Zone
3.5	RS-9(U)	Medium Density-University Zone
3.6	RS-12	Medium-high Density Zone
3.7	RS-12(U)	Medium-high Density-University Zone
3.8	RS-20	High Density Zone
3.9	(MUR)	Mixed Use Residential Zone
3.10	RS-1	Extra-low Density Residential Zone

COMMERCIAL AND OFFICE ZONES

3.11	(P-AO)	Professional and Administrative Office Zone
3.12		Reserved
3.13		Reserved
3.14	(NC)	Neighborhood Center Zone
3.15	(RF)	Riverfront Zone
3.16	(CB)	Central Business Zone
3.17	(CBF)	Central Business Fringe Zone
3.18		Reserved
3.19	(MUCS)	Mixed Use Community Shopping Zone
3.20	(MUGC)	Mixed Use General Commercial Zone

INDUSTRIAL ZONES

3.21	(MUT)	Mixed Use Transitional Zone
3.22	(LI-O)	Limited Industrial - Office Zone
3.23	(LI)	Limited Industrial Zone
3.24	(GI)	General Industrial Zone
3.25	(II)	Intensive Industrial Zone
3.26	(RTC)	Research Technology Center Zone
3.27	(MUE)	Mixed Use Employment Zone
3.28		Reserved
3.29		Reserved

OVERLAYS

3.30	(WRG)	Willamette River Greenway Overlay
3.31	(HPO)	Historic Preservation Overlay
3.32	(PD)	Nonresidential Planned Development Overlay
3.33	(PD)	Residential Planned Development Overlay
3.34		Reserved
3.35		Reserved

OTHER ZONES

3.36	(OSU)	Oregon State University Zone
3.37	(AG-OS)	Agriculture - Open Space Zone
3.38	(C-OS)	Conservation - Open Space Zone
3.39		Reserved

ARTICLE IV - DEVELOPMENT STANDARDS

Chapter

4.0	Improvements Required with Development
4.1	Parking, Loading, and Access Requirements
4.2	Landscaping, Buffering, Screening, and Lighting
4.3	Accessory Development Regulations
4.4	Land Division Standards
4.5	Natural Hazard and Hillside Development Provisions
4.6	Solar Access
4.7	Sign Regulations
4.8	Manufactured Dwelling Facility Standards
4.9	Additional Provisions
4.10	Pedestrian Oriented Design Standards
4.11	Minimum Assured Development Area (MADA)
4.12	Significant Vegetation Protection Provisions
4.13	Riparian Corridor and Wetland Provisions