



CITY OF MILWAUKIE

NOTICE OF PUBLIC HEARING Amendments to Milwaukie Municipal Code

The **Milwaukie City Council** will hold a public hearing at **6:00 p.m. on Tuesday, February 4, 2025**, to consider a recommendation for proposed text amendments to the City's flood hazard regulations (codified in Title 18 of the Milwaukie Municipal Code (MMC)) that would establish standards for "no net loss" of key floodplain functions (primary file #ZA-2024-003):

<https://www.milwaukieoregon.gov/citycouncil/city-council-regular-session-0>.

This matter is being heard by the Planning Commission at a hearing on January 14, 2025, where the Commission will discuss the proposed amendments and make a recommendation to Council. The materials and video of that meeting can be accessed here:

<https://www.milwaukieoregon.gov/bc-pc/planning-commission-53>.

SUMMARY OF PROPOSED CHANGES

- Establish standards for "no net loss" of the key floodplain functions of flood storage, water quality, and vegetation.

This proposal stems from requirements passed down from the Federal Emergency Management Agency (FEMA) related to the Biological Opinion concerning impacts of the National Flood Insurance Program (NFIP) on federally listed species protected by the Endangered Species Act (ESA). The proposed amendments are necessary to maintain the City's eligibility to participate in the NFIP while a final implementation plan regarding ESA-NFIP integration is developed by FEMA.

The amendments would apply only to properties in the regulatory floodplain.

To learn more about the proposal: Call the staff contact assigned to the proposal or visit the project webpage at <http://www.milwaukieoregon.gov/planning/za-2024-003>. The staff report on the proposal will also be available after 9:00 a.m. on **Friday, January 31, 2025**, on the City's website at the meeting website noted above.

Copies of information in the file can be obtained for a reasonable fee. The applicable City ordinances and Comprehensive Plan are also available for review on the City's website.

To comment on a proposal: You are invited to attend this hearing or submit comments in writing before the meeting time. You may send written comments in advance to the staff contact listed below, or you may submit your comments in person at the hearing. If you want

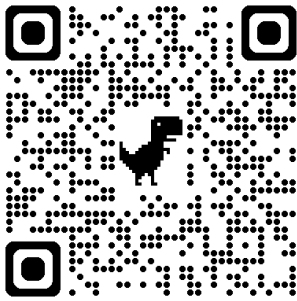
More information on next page.

to present verbal testimony, either pro, con, or to raise questions, you will be invited to speak following the staff report presentation. Testimony and comments at this hearing must be directed towards the criteria identified. If you submit a written comment or comment in person at the hearing, you will be sent a copy of the decision or recommendation. All written and verbal comments become part of the permanent record.

Failure to raise an issue with sufficient specificity, and accompanied by statements or evidence sufficient to afford the responsible parties an opportunity to respond to the issue, will preclude any appeal on that issue to the Land Use Board of Appeals (LUBA).

If you have any questions, please contact Brett Kelter, Senior Planner, in the Planning Department at 503-786-7657 or kelterb@milwaukieoregon.gov.

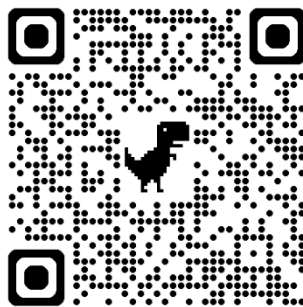
The City of Milwaukie is committed to providing equal access to information and public meetings per the Americans with Disabilities Act (ADA). If you need special accommodations, please call 503-786-7600 at least 48 hours prior to the meeting.



QR code for Feb 4 CC hearing page



QR code for Jan 14 PC hearing page



QR code for project page (ZA-2024-003)