

[D3b] Find what can be built next door?

v. February 23, 2021

Step #1 - Community Development Data Explorer at this link:

<https://bendoregon.maps.arcgis.com/apps/MapSeries/index.html?appid=1af04a0c39ca444b8505a9d5f5ab5c60>

- in the upper right of the top toolbar are three short horizontal lines. Place your cursor on these lines and a note, “legend” drops down. Click on the three lines. A legend drops down that correlates the colors with the respective zone, such as “RS”.
 - This page allows the user to zoom in closer. As you move your cursor to the bottom cent of the page, you will see a “+” and a “-“. By clicking on the “+”, the map is enlarged.
 - When the map is enlarged the lot may have moved off the screen. On the bottom and the right edges of the screens, there are tabs that with your cursor, you can slide the map the left and right or up and down.
 - along with shifting the map up, down, left and right.
 - At the bottom right corner of the map is a legend that uses colors to designate the specific zoning.

Step #2 – Find the allowed Activities in the each zoning district next door by using the Bend Development Code posted online. If you are not familiar with how to “navigate the Bend Development Code, there is a “resource” to provide basic training on how to navigate this Code Website, or use this link: <https://www.codepublishing.com/OR/Bend/?BendDCNT.html> The shortest path to navigate this code is on the left margin of the screen;

Step #3 – Left click on the + in front of “development code”

Step #4 – Left click on the + in front of “title 2 Land Use Districts”

Step #5 – Left click on the specific land use district you seek and scroll to the table noted below. These tables list the types of activities allowed in each zone.

<u>Zoning District are grouped by:</u>	<u>Chapter/section</u>	<u>Table</u>
Residential	2.1.100	2.1.100
Commercial	2.2.200 & 2.2.300	2.2.300
Mixed-Use	2.3.100 & 2.3.200	2.3.200
Industrial	2.4.200 & 2.4.300	2.4.300
Surface mining	2.5.200	2.5.200
Public Facilities	2.6.200	2.6.200
Special Planned Districts, Refinement Plans, Area Plans and Master Plans	2.7 (there are 23 special districts, all with tables or descriptions of their uses.)	
Urbanizable Area	2.8.200	2.8.200

If you want a quick summary of Definitions, go to (link to Zoning Definitions.)