

# **Greater Bear Creek Valley Regional Goals and Policies**

## *Policy Committee-approved final draft*

The Greater Bear Creek Valley is in the midst of a regional planning effort under the authority of Oregon's Regional Problem Solving statute. The statute permits a departure from state administrative rules where needed to implement creative solutions to mutually agreed upon regional land use problems. The following goals and policies are established to guide the agreed-upon regional plan.

### **Goal 1: Manage future regional growth for the greater public good.**

#### **Policies:**

1. The expansion of urban areas shall be consistent with the Regional Plan, as amended.
2. The Regional Plan will be implemented by intergovernmental agreements and amendments to the comprehensive plans and implementing ordinances of the various individual jurisdictions.
3. The Region's overall urban housing density shall be increased to provide for more efficient land utilization.
4. **The Region will adhere to a uniform policy to regulate the extension of sanitary sewer and public water facilities beyond established urban growth boundaries.**
5. The Region will identify major infrastructure corridors needed in the future and develop strategies to achieve their long-term preservation.
6. The Region's jurisdictions will ensure a well connected network of public streets as a means to reduce dependence on state highways for intra-city travel.
7. The Region will facilitate development of a healthy balance of jobs and housing within each of the communities, and will do the same on a regional basis to accommodate needs that cannot be met within individual communities.

### **Goal 2: Conserve resource and open space lands for their important economic, cultural, and livability benefits.**

#### **Policies:**

1. The Region will establish intergovernmental agreements and administer policies and laws that implement the shared vision of maintaining a commercially viable land base for agriculture, forestry and aggregate resources.
2. The Region's jurisdictions will establish and implement uniform standards to buffer resource

lands from planned future urbanization.

3. The Region will explore strategies to increase the viability and profitability of resource lands.
4. The Region will explore incentives and other measures to achieve the long-term preservation of regionally significant open space, including lands located within the designated community buffer areas.

**Goal 3: Recognize and emphasize the individual identity, unique features, and relative competitive advantages and disadvantages of each community within the Region.**

**Policies:**

1. The Region will facilitate and enhance the individual identity of each community : A) by maintaining buffer areas of rural land between the various cities, B) where communities are planned to be contiguous, by establishing distinct design features along transportation corridors that demark the municipal boundaries, or C) by other appropriate means.
2. The Region will facilitate individual community flexibility in the extent of future boundary expansions in order to enhance the implementation of the Regional Goals and Policies.
3. The Region will develop a strategy permitting an unequal distribution of certain land uses among its jurisdictions.
4. In order to facilitate urban growth planning and Goal 14 decisions, the Region will encourage and coordinate the development of individualized definitions of “livability” for each community based upon its unique identity and vision of its future urban form and characteristics.