

December 5, 2007

Villages at Mt. Hood Need for Voluntary Design Standards

Background: The lack of community design standards affect this area economically and do not foster a long held community value to maintain its rural mountain character. As tourism is one of our primary economic engines, we must preserve and enhance the area specific character that the community values and that are expected by visitors.

Areas to Explore:

1. Is the BCC open to the idea of unincorporated community (Village & Hamlet) design standards?
2. What can Clackamas County do to help the Villages at Mt. Hood design and implement voluntary design standards?
3. What can Clackamas County do to help encourage development/developers implement our community design standards?
4. At the August Town Hall Meeting one of several primary issues brought forward by the community was the development of a Village sign program: main welcome signs on the east and west boundaries and a series of village signs (Brightwood, Wildwood, Wemme, Welches, etc.). This could be an important element when implementing community design standards. It significantly enhances our highway 26 streetscape image and has a direct correlation to tourism and tourism development. The Villages board would like to see a portion of the sale of the Information Center retained for use by the community for this project. The Villages system might be the best organization to facilitate community/citizen involvement and direction of this project.