



Chapter 3: Community Connections





Adopted Amendments

EFFECTIVE DATE	ORD #	CHANGES
November 18, 1998	Resolution #2247	Comprehensive Plan update
October 4, 2006	NS-2025	Text amendment to remove "Mill A" from inventory of historic sites
July 15, 2009	NS-2123	Text amendment to add Nels and Lillian Andersen House to Table 3-1
June 17, 2015	NS-2243	Text amendment to remove Brooks Scanlon Craneshed building from the inventory of historic sites.
December 6, 2016	NS-2271	Format update, minor text changes to remove outdated text

Community Connections





W BACKGROUND

Context

Within the Bend Urban Area are many public agencies and private organizations that impact the governmental, educational, recreational, social and cultural aspects of our community. These agencies include state, county and city governments, Bend-La Pine School District and Bend Park and Recreation District, social service and cultural agencies, historical preservation and art organizations, and others. The Comprehensive Plan and related ordinances shall consider the interconnection among these agencies and organizations and their missions.

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The topics in this chapter deal with history, culture, parks and recreation, and public education. Some of these topics are affected by forces that are outside the bounds of local land use planning. For example, there may be state rules that override local policies, and community cultural programs often change with the citizens' interests and support. For that reason, the goals below provide direction only for those topics that may be affected by land use planning:

- to encourage the preservation of historic and cultural resources within the urban area;
- to foster a sense of historic awareness among the citizens of the community;
- to expand the number and variety of cultural and artistic venues held downtown and elsewhere in the community;
- to provide quality green spaces, natural areas, and recreation sites through public and private park land throughout the community; and
- to coordinate the development of future park and school sites to serve the expanding urban area population.

Overview

Planning for a community is more than measuring the number of dwellings, the variety of jobs, or the miles of roads. The topics in this chapter describe other less tangible, but equally important, conditions that will shape the future of Bend.

Primarily, the topics in this chapter affect the quality of life at a more personal rather than economic level for Bend urban area residents. However, the quality of our schools, parks, and cultural activities bolster the economic well-being of our community. The discussion below, and the policies at the end of this chapter, show how these topics fit into the comprehensive planning for Bend's future.



Historical Features

Bend has a relatively short modern history, but a much longer Native American history, going back thousands of years, as evidenced by the archaeological resources found along the river. While most archaeological resources have likely been destroyed within the urban area, there are a significant number of sites around the city that have been identified.

United States government scouts, such as John C. Fremont, and government survey teams explored Central Oregon in the 1840s and 1850s, but it was not until the 1870s that the first permanent settlement was established in the area. By 1877 a land claim was filed for the “Farewell Bend” ranch, located at the dramatic 90 degree bend in the Deschutes River just south of what is now downtown. A post office for the Farewell Bend settlement was applied for in 1886, and granted that year under the name of Bend.

In its earliest days, Bend was a small trade center for the agricultural and ranching operations to the east and north. Shortly after the turn of the century, East Coast developers formed the first irrigation companies in the area, and construction was begun on several large canals and dams needed to take water out of the Deschutes River to irrigate the high, dry desert. The main canals are still in operation today, and snake through Bend as they carry water to agricultural lands as far away as Madras, 40 miles to the north.

The City of Bend was incorporated in 1905, with a population of about 500 persons. In the next decade, two events changed the direction of Bend for the next half century. In 1911 the Oregon Trunk Line Railroad coming south from the Columbia River was completed to Bend. The railroad created a new lifeline to move people and products in and out of Central Oregon. Four years later, two large Minnesota lumber companies, the Shevlin-Hixon company and the Brooks-Scanlon company, announced plans to build large sawmills on each side of the Farewell Bend stretch of river.

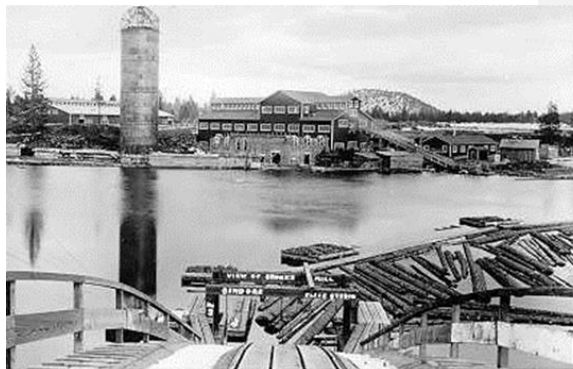


Figure 3-1. Shevlin-Hixon mill on east side of river as seen from Brooks-Scanlon mill

The railroad and lumber mills created an explosion in Bend’s population and increased the number of residents to more than 5,000 persons by 1920. These same forces led to a tremendous growth in commerce and housing that is still evident today in much of downtown and older residential areas west and south of downtown. As a result, many



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of the historic buildings and structures listed in the city’s inventory of historical buildings and places are direct products of the boom period of the first part of the 20th century.

The Bend area history is recorded by the Deschutes County Historical Society. This organization maintains and operates the Des Chutes Historical Center in the old Reid School building at the south end of downtown. The Historical Society assists the city and county in their efforts to assess, record and preserve historic and cultural sites within the urban area. Such efforts are important because:

- public awareness of Bend’s historical and cultural background has been and will continue to be an important source of knowledge, pride, education, and enjoyment for visitors and residents;
- rapid growth and development make it imperative that the city’s historical and cultural resources be identified and protected; and
- properly restored and utilized historical and cultural resources enhance the economy of the area.

Oregon Administrative Rules describe how local historic resources are to be evaluated, and the rules establish certain standards for historic resources of “statewide significance” and property owner notification. Table 3-1 on the next two pages lists the historic structures and sites that played a part in the growth and development of the Bend urban area.

**Table 3-1
Inventory of Historic Sites in the Bend Urban Area**

HISTORIC STRUCTURES	LOCATION
H. E. Allen House	875 Brooks Street
Bend Athletic Club Gymnasium*	520 NW Wall Street
Bend Railroad Depot	1160 NE Division Street
Bend Water & Light Co. Powerhouse/dam	Foot of Vermont Street
Bend Woolen Mill	1854 NE Division Street
Charles Boyd Homestead*	20410 Bend River Mall Drive
Cozy Hotel	327 NW Greenwood Avenue
Deschutes County Library Building*	507 NW Wall Street
Delaware Grocery	845 NW Delaware Avenue
Downing Hotel	1033 NW Bond Street
Trinity Episcopal Church*	469 NW Wall Street
First Presbyterian Church	157 NW Franklin Avenue
A.L. French Home	429 NW Georgia Avenue
Hoover’s Universal Garage	124-128 NW Greenwood Avenue
Steidl and Tweet irrigation dam	Division St. near Yale Avenue



**Table 3-1
Inventory of Historic Sites in the Bend Urban Area**

HISTORIC STRUCTURES	LOCATION
Kenwood School	701 NW Newport Avenue
Keyes House	912 NW Riverside Boulevard
Liberty Theatre	849-851 NW Wall Street
Lucas House	42 NW Hawthorne Avenue
Thomas McCann House*	440 NW Congress Street
Mountain View (Mayne) Hospital	515 NW Kansas Avenue
August Nelson Building	838 NW Bond Street
Niswonger House	44 NW Irving Avenue
O'Donnel Building	921-933 NW Wall Street
Old Clinic	731 NW Franklin Avenue
Old Bend High School Building*	520 NW Wall Street
O'Kane Building*	115 NW Oregon Avenue
George Palmer Putnam House	606 NW Congress Street
Pierson Blacksmith Shop	211 NW Greenwood Avenue
A. J. Tucker Blacksmith Shop	200-202 NW Greenwood Avenue
James E. Reed House	45 NW Greeley Avenue
Reid School*	129 NW Idaho Avenue
Evan A. Sather Home*	7 NW Tumalo Avenue
Sawyer House	434 Drake Road
St. Francis Catholic Church	494 NW Lava Road
Shevlin-Hixon Executive House	545 NW Congress Street
N.P. Smith Pioneer Hardware Building*	935-937 NW Wall Street
Spheir Building	901 NW Bond Street
Stover House*	1 Rocklyn Road
Old U.S. Post Office*	777 NW Wall Street
John I. West Building	130 NW Greenwood Avenue
Wright Hotel*	215 NW Greenwood Avenue
Nels and Lillian Andersen House	63160 Nels Anderson Road
SITES DESIGNATED WITH PLAQUES	LOCATION
1813 Rock	129 NW Idaho Street
Bend School Landmark	Drake Park
A.M. Drake Homesite	Drake Park
Foley Landmark	Pilot Butte State Park
Johns Landmark	Drake Park
Oregon Trunk Freight Warehouse Site	Railroad tracks & NW Division
Pilot Butte Inn Site	1133 NW Wall Street
Shevlin-Hixon Mill site	Shevlin Center near dam
Central Oregon Pioneers' Landmark	Pioneer Park
Weist Homesite Landmark	1315 NE Third Street
Brooks Scanlon Craneshed Site	721 SW Industrial Way

* Sites on the National Register of Historic Places



The items in Table 3-1 represent the city’s official list of historic places compiled by the city and county, and approved by the Oregon Land Conservation and Development Commission. Any land use action or building modification to the historic structures on the approved list must be reviewed and approved by the joint city/county Historical Landmarks Commission, a citizens committee established in 1980.

Additional information and evaluation of historic sites is contained in resource material available at the city and county planning departments, the Des Chutes Historical Center, and in rules adopted by the state Land Conservation and Development Commission.

Cultural Amenities

Central Oregon’s abundance of scenic and recreational amenities is complemented by a rich and diverse cultural climate of theater, music, and art in Bend. Performing arts can be seen throughout the year at the *Community Theatre of the Cascades* in downtown Bend. The Community Theatre has been putting on professional caliber productions since the early 1980s. In addition, the Central Oregon Community College *Magic Circle Theatre* is the venue for both college and community programs. In 2004, the community sponsored a renovation of the downtown Tower Theater building so that it can be used for lectures, concerts and other community events.

Bend is home to the Les Schwab Amphitheatre, an independent outdoor amphitheater that was built in the historic Old Mill District in 2001 that hosts riverfront concerts and events throughout the year. The Munch & Music series of evening concerts in the park during the summer is another opportunity for the community to gather together to enjoy free music, fine food, and friends in beautiful surroundings. The community college Central Oregon Symphony, jazz band, and choir perform several times a year for area residents.

The visual arts are represented with public art on street corners, at public buildings, and through exhibits at several public and private galleries in downtown Bend and elsewhere in the community. Several times each year the downtown merchants sponsor “Art Hops” when painters, sculptors, weavers and other artisans demonstrate their craft in the downtown stores. In addition to these amenities, the community supports other cultural events to celebrate cultural and ethnic diversity in Central Oregon.

Just south of the urban area is The High Desert Museum, a nationally renowned, living, participatory museum with a wide variety of indoor and outdoor exhibits on nature, art, science, pioneer life, and Native American life on the high desert plateau. The museum also offers a year-round education program of classes, lecture series, and field excursions.

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Park and Recreation Facilities

The City of Bend has a long history of park development, beginning with the creation of Drake Park in 1921. Drake Park, the first of several parks along the Deschutes River, has become part of the identity and heart of the community. For decades Bend's citizens and visitors have enjoyed the many parks for their beauty, for sporting events, for community celebrations, and for casual recreation.

Since 1974 all of the public parks and recreation facilities within the urban area have been developed and managed by the Bend Park and Recreation District, a separate special district that serves an area slightly larger than Bend city limits. The Bend Park and Recreation District's Comprehensive Plan includes an inventory of existing parks, trails and recreation facilities, and establishes a framework for developing future parks, trails and recreation facilities based upon the community's needs.



Figure 3-2, Providence Neighborhood Park

The Bend Park and Recreation District also provides a large and diverse variety of recreation and fitness programs. These programs offer a wide range of year-round activities for youngsters and adults. One set of programs, in cooperation with the local school district, provides after school activities and sports for school students.

There is strong community interest in adding more parks, trails and recreation facilities to meet the ever increasing needs created by the expanding urban population. The Bend Park and Recreation District

Comprehensive Plan describes the District's priorities for future projects.

The Bend Comprehensive Plan recommends the development of a trail system along the river wherever possible in an effort to provide public access to this outstanding natural feature. The park district already manages the Deschutes River Trail through town, and is working with property owners to extend the trail outside of city limits. Several miles of riverfront trails also exist on private property, but are open to the public. In addition to the river trails, the Bend Comprehensive Plan recommends a system of recreation and transportation trails, which would interconnect neighborhoods, parks, and schools. More information on the urban area trails and a map of the trail system are included in Chapter 7, *Transportation System*.

The Bend Comprehensive Plan also supports and recommends a park and recreation system that serves the community and takes advantage of natural sites within the area. There are many opportunities for new parks to be developed in conjunction with future school sites. The Bend Park and Recreation District, the Bend-La Pine School District, and the city and county work together to coordinate the planning of park and school facilities to serve the growing urban population.

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- Deleted:** The Bend Metro Park and Recreation District has almost three dozen park sites in the urban area, and more than 900 acres of park land in the urban area. The older neighborhoods in the west and central part of the urban area are generally well represented with parks that were developed before the 1970s. The parts of the urban area that experienced rapid residential growth in the 1990s have few developed park sites, although the district does have undeveloped park land on the east and north side of the urban area. In addition to the local park and recreation district facilities, Pilot Butte State Park—a volcanic cinder cone in the center of town with a commanding view of the urban area—is a favorite spot for residents and visitors. ¶
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 - <#>acquisition of riverfront park land and/or conservation easements;¶
 - <#>preserving and expanding the public and private trail system along the Deschutes River and Tumalo Creek; and¶
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 - <#>development of neighborhood parks.¶
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A park facility located adjacent to a school has essentially the same service area as the school, and this approach to park planning has several advantages. The combined school and park make a year-round center for educational and recreational activities and allow each facility to be designed to complement the needs of both the park district and the school district. The coordinated school-park program may also afford an opportunity for cost savings to both districts. Besides eliminating some duplicate facilities, the coordination of siting new schools and parks could reduce the cost of acquisition, development, and maintenance of each type of facility.

The Bend Park and Recreation District Comprehensive Plan includes a map and inventory of the Park District's existing and planned parks, trails, and recreational facilities, and should be referenced for information on those facilities.

Existing developed and undeveloped park and recreation sites are shown on the Bend Comprehensive Plan Land Use Map. The City works with the Bend Park and Recreation District to update the Comprehensive Land Use Map as the District plans for new parks and facilities.

Until the 1998 update of the Comprehensive Plan, neither the city nor the county had a separate zoning district designed to protect and enhance parks and public open space. The city and county now have a Public Facilities plan designation that is applied to developed park facilities, schools, public owned natural areas, and other types of open space.

In addition to the public recreation facilities provided by the Bend Park and Recreation District, there are four private golf courses within the Urban Growth Boundary, and two more just outside the Urban Growth Boundary. Four of the courses within the urban area are currently open to the public. Besides providing recreational opportunities for residents and visitors, these golf courses serve a secondary role of providing some of the "large developed" open space within the urban area.

Public Education

The sections below describe the existing and planned public education facilities in the urban area. In addition to the public school system, there are several private and parochial schools that provide elementary and secondary education.

The Bend-LaPine School District

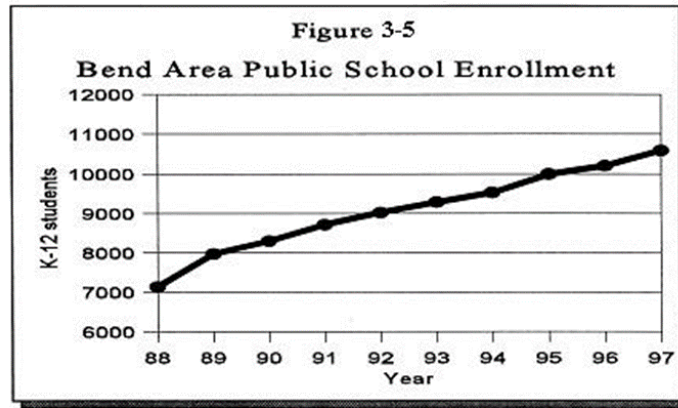
The Bend-La Pine School District is the only public school district serving the urban area. At the end of the 1990s, the district operated nine elementary schools, three middle schools, two high schools, and several small special "magnet" programs within or adjacent to the Urban Growth Boundary. These schools serve the Bend urban area and several thousand households outside the urban area. Roughly two-thirds of the students in the Bend schools are from within the urban area. In addition to the Bend

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schools, the district has schools in Sunriver and La Pine that served about 1,650 students in 1997.

During the high growth period of 1988 through 1997, enrollment in the Bend schools increased almost 48 percent. This dramatic increase in students is another indicator that the majority of people moving to Central Oregon are not elderly, but younger families with school age children. Figure 3-5 shows the increase in total enrollment in the Bend schools for the ten year period ending in 1997.



Source: Bend-LaPine School District

In the early 1990s the Bend-La Pine School District constructed two elementary schools and one middle school to meet the rapid population growth. These new schools were above or near their maximum enrollment capacity within a year or two after they opened. Table 3-3 below compares the student load in 1997 with the design capacity of each school.

**Table 3-3
Bend Urban Area Public School Facilities**

Facility Name	Grades	Site Acres	Number of Classrooms	Maximum Enrollment	Enrollment in 10/97	Percent of Capacity
Bear Creek Elem.	K-5	37.40	25	681	571	84%
Buckingham Elem.	K-5	20.50	24	662	634	96%
Elk Meadow Elem.	K-5	13.00	24	650	702	108%
Jewell Elementary	K-5	16.74	24	675	596	88%
Juniper Elementary	K-5	30.41	24	675	551	82%
Kenwood Elem.	K-5	4.17	17	423	80	90%
Kingston Elementary	K-3	3.00	9	166	192	116%
Lava Ridge Elem.	K-5	40.00	24	650	671	103%
Thompson/Amity Creek Elementary	K-3	1.40	8	156	272	174%



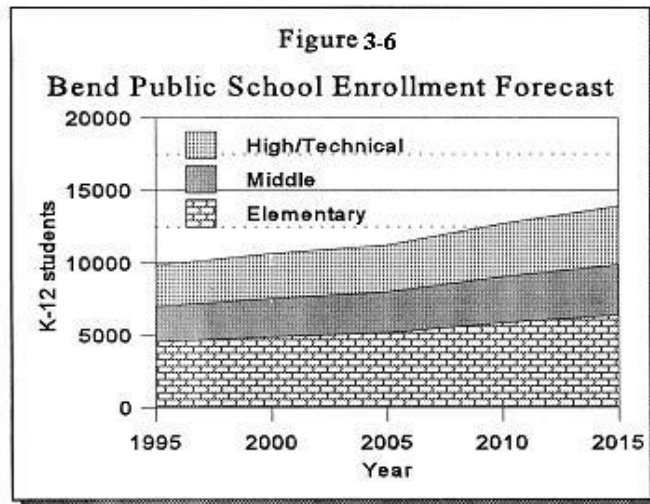
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Facility Name	Grades	Site Acres	Number of Classrooms	Maximum Enrollment	Enrollment in 10/97	Percent of Capacity
Cascade Middle	6-8	34.37	38	757	755	100%
High Desert Middle	6-8	85.00	39	800	869	109%
Pilot Butte Middle	6-8	33.13	39	825	963	117%
Bend High	9-12	68.00	72	1432	1528	107%
Mountain View High	9-12	30.00	62	1322	1730	131%

Source: Bend-La Pine School District. Acreage figure may include additional land held by the district. Classroom number includes modular units.

In October 1997, the school board accepted a school siting study prepared for the district in cooperation with the city and county. This study provides information on enrollment, siting needs, and other factors to help the district determine the type, location, and size of school sites needed during the next 20 years.

The school district's estimate of future enrollment levels and school needs is based on the forecast population levels in the urban area and nearby rural lands.



Source: Bend-La Pine School District, 1997

Figure 3-6 shows the 1995 student levels and the forecast enrollment level for the public schools based on the 1997 siting study. It can be seen from the data in this figure that total enrollment in the Bend area public schools is expected to increase about 45 percent by the year 2015.

If the population growth and demographic patterns follow the forecasts in the 1997 study, there will be a need for three to five additional elementary schools, two to three new middle schools, and one or two new



senior high schools or technical schools in the planning area by 2015. In 1998 local voters approved a \$57 million bond levy to help meet the need for more schools. The bond will pay for construction of a new elementary school, a new middle school, a new high school and remodeling Bend High.

Identifying the location for new public schools is an important function of the Comprehensive Plan. The need for new schools is closely related to residential development and housing densities in the community. It is extremely important that schools be located with reference to the development pattern indicated on the Comprehensive Plan.

Elementary schools in particular can have a significant influence on the location or direction of growth in any given area, and will in themselves attract residential development. They should be centrally located in their service area, and spaced in a way that will permit reasonable locations for future schools as the area continues to grow. The city, county and Bend-La Pine school district will use the most recent studies to evaluate ways to ensure the timely development of new schools in the urban area.

Colleges and Universities

Central Oregon Community College is the state's oldest two-year college, having been created in 1949. Located on the west slope of Awbrey Butte, the 200 acre campus features a 102 student residence hall, a 38,000 volume college/community library, a 300-seat performing arts center, and several lecture halls. The college has a long-standing policy to encourage community use of its buildings and facilities.

The college enrolls about 3,200 full-time and part-time students each term, plus another 3,000 to 4,000 community education students taking non-credit courses. Degrees offered by COCC include the Associate of Arts degree, the Associate of Science degree, and the Associate of Applied Science degree covering several technical and professional fields. The college serves more than just the Bend area, and its instructional programs extend to a 10,000 square mile service area through a network of community centers in Christmas Valley, La Pine, Madras, Prineville, Redmond, Sisters, and Warm Springs.

OSU-Cascades, a branch campus of Oregon State university opened its doors in 2001 on the COCC campus. OSU-Cascades expanded to a four-year university when it welcomed its first freshman class in 2015.

POLICIES

Historic Sites

- 3-1** The City encourages the preservation, rehabilitation, and reuse of historic structures whenever practical.
- 3-2** The City will continue to encourage identification and preservation of significant historical and cultural sites.



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- 3-3** The preservation of exterior facades should be the emphasis of the City's encouragement of historic preservation.
- 3-4** The City encourages public educational institutions to promote the importance of Bend's history and historic landmarks.

Parks and Recreation Facilities

- 3-5** The City will apply a new "Public Facilities" zone for public parks and recreation facilities within the planning area.
- 3-6** The City shall support efforts by the [Bend](#) Park and Recreation District and Bend-La Pine School District to jointly develop school-park sites to meet park and school recreation needs.
- 3-7** Sites for small neighborhood parks are not shown on the Land Use Plan Map, but the city shall encourage private or public parties to develop small neighborhood parks.
- 3-8** The City shall refer to the [Bend Park and Recreation District](#), for its review and recommendations, all development proposals that include or are adjacent to existing or proposed parks or trails. [Development proposals include, but are not limited to, master plans, land divisions, and replats.](#)

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Urban Trails

- 3-9** The City will continue to work with the county, irrigation districts, state and park district to develop a series of trails along the Deschutes River, Tumalo Creek, and the major canals so that these features can be retained as an asset in the urban growth boundary and urban reserve area.
- 3-10** The trails designated on the Bicycle and Trail System map shall be the basis for developing a trail system that serves the recreational and transportation needs of the community.
- 3-11** The City, when practical, shall require connecting links to the urban trail system from all adjacent new developments.

Schools

- 3-12** The City will plan for safe streets, pedestrian, and bike facilities adjacent to the school sites as new schools are erected.

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- 3-13** The City will coordinate with the Bend La-Pine School District to increase pedestrian and bicycle accessibility to schools.

- 3-14** When legally allowed, the City may require major new developments to reserve land for school purposes in conjunction with the Bend-La Pine School District's adopted plan for the type and location of future facilities.