

BOARD OF COUNTY COMMISSIONERS
In and For the County of Klamath, State of Oregon

IN THE MATTER OF THE
APPLICATION FOR CHANGE
OF ZONE NUMBER 73-59 BY
DOUGLAS W. ROBESY AND
IDA MARIE BRAMWELL

O R D E R

This matter having come on for hearing upon the application of Douglas W. Robesy and Ida Marie Bramwell for a change of zone, said change application being numbered Zone Change 73-59 and said application having been heretofore recommended from RA (Residential Agriculture) zone to C-5 (Commercial Highway) zone by the Klamath County Planning Commission, a description of the real property referred to in said application being Lot 11, Kielsmeier Acres Tracts, Klamath County, Oregon, and a public hearing on said application having been regularly held on July 30, 1973 before the said Board of Commissioners, and it appearing to the Board of Commissioners from the testimony, interested parties, the Planning Department and the Planning Commission's findings and recommendations, that the application should be granted, the Board of Commissioners makes the following findings:

1. That the applicant has provided specific information showing a public need for additional specific commercial development proposed by the applicant, that the applicant's property is best suited to meet said need, and is consistent with the trend of development on South Sixth Street in the vicinity of the applicant's property; and
2. The property affected by the change of zone is adequate when combined with other property of inadequate size and shape in the area to create a parcel adequate in size and shape to facilitate those uses normally allowed in conjunction with such zoning; and
3. The property affected by the proposed change of zone is properly related to streets and highways to adequately serve the type of traffic generated by such uses that may be permitted therein; and

A-2335

KNOW
MARSHALL

A-23352
FORM No. 633-WARRANTY
1967/50

ORDER: ZONE
DOUGLAS
Page 2

on any property
foot radius ex

foot high sign
south property

adequate reason
through applic
of said adjacent

any land use pr
best and most a

County adopted

of Douglas W. R
(Residential Ag

9987

4. The proposed change of zone will have no adverse effect on any property or the permitted uses thereof, within a seven hundred (700) foot radius excluding highways and rights-of-way, providing

a. That the applicant constructs and maintains a six (6) foot high sight-obscuring fence along or adjacent to the full length of the south property line of said Lot 11, Kielsmeier Acres Tracts; and

b. That the applicant provide, at applicant's expense, adequate reasonable delivery of irrigation water which presently passes through applicant's property to adjacent property owners to the satisfaction of said adjacent property owners; and

5. That the proposed change of zone is in keeping with any land use plans duly adopted and does, in effect, represent the highest, best and most appropriate use of the land affected; and

6. That the application is consistent with the Klamath County adopted Comprehensive Land Use Plan maps and text.

NOW, THEREFORE, IT IS HEREBY ORDERED that the application of Douglas W. Robesey and Ida Marie Bramwell for a change of zone from RA (Residential Agriculture) zone to C-5 (Commercial Highway) zone, a particular description of the real property referred to in said application being Lot 11, Kielsmeier Acres Tracts, Klamath County, Oregon, said change application being numbered Zone Change 73-59 is hereby approved, providing:

1. That the applicant constructs and maintains a six (6) foot high sight-obscuring fence along or adjacent to the full length of the south property line of said Lot 11, Kielsmeier Acre Tracts; and

2. That the applicant provide, at applicant's expense, adequate reasonable delivery of irrigation water which presently passes through applicant's property to adjacent property owners to the satisfaction of said adjacent property owners.

Done and dated this 1st day of August 1973.

Lloyd Giff
Chairman of the Board

R. A. Pyle
County Commissioner

Approved as to form

Harry D. Boivin
Harry D. Boivin, Legal Counsel

Bryan D. Williams
County Commissioner

A-2335
1967/50
KNOW ALL
MARSHALL

A-23352
FORM No. 633-WARRANTY
1967/50
KNOW ALL

IN
APP
OF
BIL

1973 10 11 11 21