

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 73-14 BY
BILLIE CHAMBERS

O R D E R

This matter having come on for hearing upon the application of Billie Chambers for a change of zone, said change application being numbered Zone Change 73-14 and said application having been heretofore recommended from F (Forestry) zone to RA (Residential Agriculture) zone by the Klamath County Planning Commission, a description of the real property referred to in said application being the E $\frac{1}{2}$ NW $\frac{1}{4}$ NE $\frac{1}{4}$ Section 12, Township 34 S., Range 7 $\frac{1}{2}$ E of the Willamette Meridian, Klamath County, Oregon, and a public hearing on said application having been regularly held on March 21, 1973 before said Board of Commissioners, and adjourned thereafter to subsequent public hearings and a concluding public hearing, and it appearing to the Board of Commissioners from the testimony, reports, and information produced at said hearing by the applicant, interested parties, the Planning Commission and Planning Department, that a portion of the application should be granted, the Board of Commissioners makes the following findings as required by Ordinance Number 17, the same being the Klamath County Zoning Ordinance:

1. That the Planning Commission had initiated this zone change on behalf of the applicant because the applicant had moved a house to property adjacent to applicant's property while preparing a building site on said property prior to the adoption of county-wide zoning on December 7, 1972; and
2. That only through an error or mistake a portion of the land had not been properly zoned for the intended use on the zoning maps which, together with the zoning ordinance text were referred to the people for a vote on November 7, 1972; and

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3. That a portion of the property affected by the proposed change of zone, to-wit, all except the most northerly nine hundred (900) feet, is adequate in size and shape to facilitate some of those uses normally allowed in conjunction with such zoning, providing special care is given to locating the septic tank drain field so as not to endanger by pollution those certain springs located on the applicant's land and adjacent land in accordance with Klamath County Health Department instructions, and further providing that only one (1) mobile home or single family dwelling is constructed or moved onto that real property which may be subject to a zone change; and

4. That a portion of 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

5. That a portion of 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, and providing the condition of No. 3. above is met and that the northerly nine hundred (900) feet of applicant's property is not rezoned; and

6. That a portion of 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

7. 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 Billie Chambers for a change of zone from F (Forestry) zone to RA (Residential Agriculture) zone, a particular description of the real property referred to in said application being the E $\frac{1}{2}$ NW $\frac{1}{4}$ NE $\frac{1}{4}$ Section 12, Township 34 S., Range 7 $\frac{1}{2}$ E of the Willamette Meridian, Klamath County, Oregon, excepting therefrom the northerly nine hundred (900) feet,

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ORDER: ZONE CHANGE NO. 73-14
BILLIE CHAMBERS
Page 3 of 3

said change application being numbered Zone Change 73-14 is hereby approved, subject to the following conditions:

1. That special care is given to locating the septic tank drain field so as not to endanger, by pollution, those certain springs located on applicant's land and adjacent land in accordance with Klamath County Health Department instructions; and
2. That only one (1) mobile home or single family dwelling is constructed or moved onto that real property which is approved for a change of zone to RA (Residential Agriculture).

Done and dated this 1st day of August 1973.

Lloyd Giff
Chairman of the Board

R. R. Paul
County Commissioner

Bryan Williams
County Commissioner

Approved as to form

Harry D. Boivin
Harry D. Boivin, Legal Counsel

STATE OF OREGON,
County of Klamath

Filed for record at request of

ALLIANCE COUNTY CLERK

on this 1st day of AUGUST A.D. 1973

at 10:17 o'clock A.M. and duly

recorded in Vol. 73 at 10:17 o'clock

Page 3982

Wm D. MILNE, County Clerk

By Harold D. Dazile Deputy

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FORM No. 633-WARRANTY
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STATE OF OREGON,
County of Klamath
Filed for record at request of
on this _____ day of _____ A.D. 19____
at _____ o'clock _____ A. M., and duly
recorded in Vol. _____ of _____
Page _____
Wm. L. MILNE, County Clerk
By _____ Deputy
Fee _____

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