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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 73-55 BY
BERTLAND AND DOROTHY STANLEY

O R D E R

OCT 16 4 25 PM 1973

This matter having come on for hearing upon the application of Bertland and Dorothy Stanley for a change of zone, said change application being numbered Zone Change 73-55 and said application having been heretofore recommended from F (Forestry) zone to CP (Commercial Professional) zone by the Klamath County Planning Commission, a description of the real property referred to in said application being marked Exhibit A, attached hereto and by reference made a part hereof, and a public hearing on said application having been regularly held on October 15, 1973 before said Board of Commissioners, 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 the application should be granted, the Board of Commissioners make the following findings as required by Ordinance Number 17, the same being the Klamath County Zoning Ordinance:

1. That the applicant had begun construction of two professional office buildings on said real property in July 1972, prior to the adoption on December 7, 1972 of county-wide zoning; and
2. That only through an error or mistake, 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
3. That the applicant has, in addition, provided testimony showing that there is a public need for said zone change and that said real property is best suited to meet said need; and

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BERLAND AND DOROTHY STANLEY
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4. The property affected by the change of zone is adequate in size and shape to facilitate those uses normally allowed in conjunction with such zoning; and

5. 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

6. 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

7. 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

8. 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 Bertland and Dorothy Stanley for a change of zone from F (Forestry) zone to CP (Commercial Professional) zone, a particular description of the real property referred to in said application being marked Exhibit A, attached hereto and by reference made a part hereof, said change application being numbered Zone Change 73-55 is hereby approved.

DONE AND DATED this 16th day of October 1973.

Lloyd G. Pitt
Chairman of the Board

Ra. Fule
County Commissioner

Approved as to form

Harry D. Bolvin
Harry D. Bolvin, Legal Counsel

Bryan Williams
County Commissioner

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of _____
this _____ day of _____ A. M. 19 _____ at _____ o'clock M., and
duly recorded in Vol. _____ of _____ on Page _____
By _____ Wm. D. WILNE, County Clerk

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EXHIBIT A
LEGAL DESCRIPTION
ZONE CHANGE 73-55

Following is a legal description of the property for zone change No. 73-55,
ORERANCHES:

The following described property in Klamath County, Oregon:

A parcel of land situate in Lot 33, Section 16, Township 35 South, Range 7
East of the Willamette Meridian, more particularly described as follows:

Beginning at the quarter section corner on the South Boundary of Section 16,
Twp. 35 S., R. 7 E., Willamette Meridian; thence,

North along the center section line of Section 16, a distance of 1320.0 feet
to the Northwest corner of Lot 33, which corner is marked with a 3/4 inch iron
pipe; thence,

East along the North Boundary of Lot 33, a distance 623.30 feet, more or less,
to a point on the Easterly right of way boundary of U.S. Highway Number 97,
which point is marked with a 3/4 inch iron pipe; thence,

South 2°22' West along said right of way boundary a distance of 333.30 feet to
a 3/4 inch iron pipe marking the true point of beginning of this description;
thence,

North 62°07' East a distance of 629.30 feet; thence,

due North to a point on the North line of said lot 33; thence,

West along the North line of Lot 33 to the East right of way of highway 97;
thence,

South 2°22' West along said right of way boundary 333.30 to the true point of
beginning.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Klamath County Board of Commissioners
this 16th day of October A.D. 1973 at 4:23 PM, and
duly recorded in Vol. M 73, of Deeds on Page 13949

Wm D. MILNE, County Clerk

By Harold Dray
no fee

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