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Vol. 76 Page 13084

13084

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

IN THE MATTER OF THE)
APPLICATION FOR ZONE)
CHANGE NO. 76-9 BY)
HAROLD JENSEN)

O R D E R

THIS MATTER having come up for hearing upon the application No. 76-9 by Harold Jensen for a change of zone from RA (Residential Agriculture) to RD 10,000 (Single Family Residential) on real property described on the survey map (Exhibit A), attached hereto and by reference made a part hereof, and a public hearing on the application having been heard by the Klamath County Planning Commission on June 8, 1976, where from the testimony, reports and information produced at the hearing by the applicant, by members of the Klamath County Planning Department staff, and by others in attendance, the Planning Commission recommended approval. A public hearing was held before the Board of Commissioners on July 13, 1976, where from the testimony it appeared that the record was accurate and complete and it appearing from the reports and information produced at the hearing that there was substantial evidence for the action taken by the Planning Commission and that the application should be granted, the Board of Commissioners makes the following findings of fact and conclusions of law in accordance with Ordinance No. 17, the Klamath County Zoning Ordinance:

Findings of Fact:

1. The proposed property is adequate in size and shape for housing sites; approximately 35,500 square feet.
2. There are other RD 10,000 lots in this area.
3. There is a need for homesites in the Klamath area.
4. There will be no adverse effect or limited effect on adjacent property.
5. This proposed zone change represents the highest and best use of the subject property.
6. There is adequate traffic access off of Wiard and Hilyard streets.
7. There is adequate sewer and water for the proposed housing development.
8. These proposed lots will meet the RD 10,000 property development standards.

AUGUST 23 A.D., 19 76 at 2:24 o'clock P M., and duly recorded in Vol. N 76
of DEEDS on Page 13084

FEE NONE

WM. D. MILNE, County Clerk

By Harold Jensen Deputy

ORDER: ZONE CHANGE 76-9
HAROLD JENSEN
Page 2 of 2

13085

Conclusions of Law:

1. 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.
2. 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.
3. The proposed change of zone will have no adverse effect or only limited adverse effect on any property or the permitted uses thereof within the affected area.
4. The proposed change of zone is in keeping with land uses and improvements, trends in land development, density of land development and prospective needs for development in the affected area.
5. 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.

NOW, THEREFORE, IT IS HEREBY ORDERED that the application by Harold Jensen for a change of zone from RA (Residential Agricultural) to RD 10,000 (Single Family Residential) on real property described on the survey map (Exhibit A), attached hereto and by reference made a part hereof, said application being numbered Zone Change 76-9, be granted.

DONE AND DATED THIS 23rd day of August 1976.

Donald T. Thorne
Chairman

Donald Thorne
Commissioner

Floyd Giff
Commissioner

APPROVED AS TO FORM:
Boivin and Boivin
County Legal Counsel

By Robert Brun

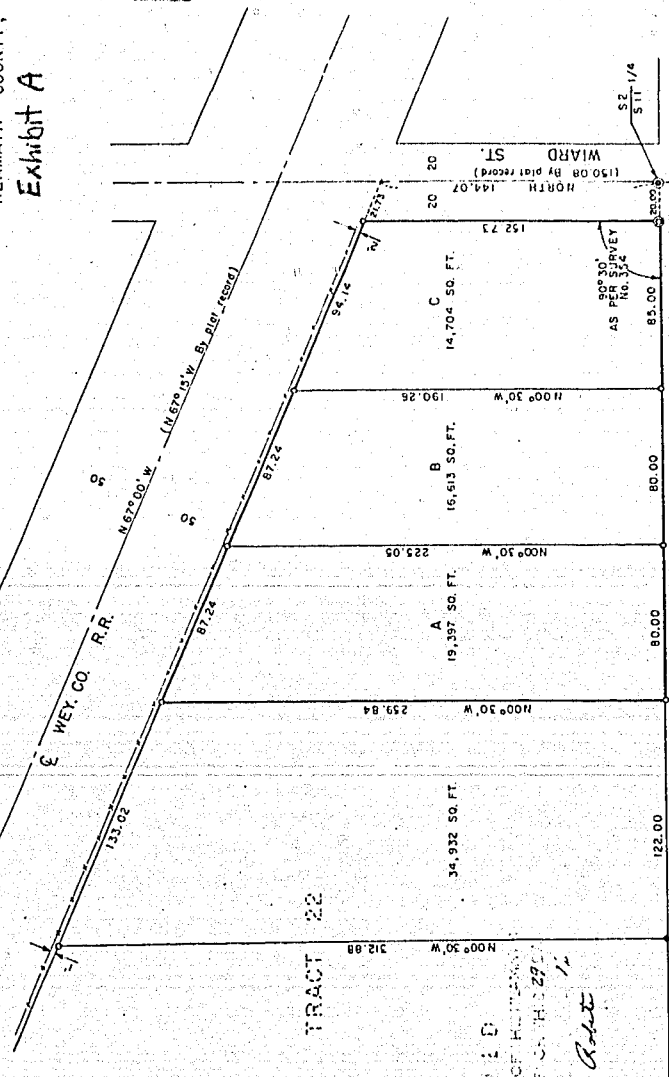
AUGUST A.D., 1976 at 2:24 o'clock P. M., and duly recorded in Vol. M 76
of DEEDS on Page 13084.

FEE NONE

WM. D. MILNE, County Clerk
By Hazel Drazie Deputy

MAP OF SURVEY
SITUATED IN
TRACT 22 - GEINGERS HOME TRACTS
KLAMATH COUNTY, OREGON
Exhibit A

DEVELOPED
PROJECTED
CIVIL
E. W. WEST



WESTVOLD & ASSOCIATES
ENGINEERING & SURVEYING
KLAMATH FALLS, OREGON

SURVEYED FOR
SURVEYED BY
CHECKED BY
SCALE: 1" = 50'

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the 23rd day of
AUGUST A.D., 1976 at 2:24 o'clock P.M., and duly recorded in Vol. M 76
of DEEDS on Page 13084.

FEE NONE

WM. D. MILNE, County Clerk
By Hazel D. Milne Deputy

13086