

33082

Vol. 77 Page 13366

BEFORE THE HEARINGS OFFICER

KLAMATH COUNTY, OREGON

1
2
3
4 In the Matter of Request for)
5 Conditional Use Permit 77-17 for) Klamath County Planning
6 Patricia Eck, Applicant) FINDINGS OF FACT AND ORDER
7)

8 A hearing was held in this matter at Klamath Falls, Oregon,
9 on July 20, 1977, pursuant to notice given in conformity with
10 Ordinance No. 35, Klamath County, before Klamath County Hearings
11 Officer, Del Parks. The applicant was present. The Klamath County
12 Planning Department was represented by Wayne Sorensen and Carl Shuck.
13 The Hearings Reporter was Isabel Rodriguez.

14 Evidence was presented on behalf of the Department and on
15 behalf of the applicant. There were no adjacent property owners
16 present and no had any objections to the proposed Conditional Use
17 Permit requested by the applicant.

18 The following Exhibits were offered, received and made a
19 part of the record:

20 Klamath County Exhibit A, the Staff Report
21 Klamath County Exhibit B, photos of the subject property
22 Klamath County Exhibit C, a Klamath County Assessor's map
23 of the subject property
24 Klamath County D, a Klamath County Zoning map of the
25 subject property
26 Klamath County Exhibit E, Plot plan
27 Klamath County Exhibit F, Mailing notices
28 Applicant's Exhibit 1, petition

77 JUL 27 AM 9 03

1 The hearing was then closed and based upon the evidence
2 submitted at the hearing, the Hearings Officer made the following
3 findings of fact:

4 FINDINGS OF FACT:

5 1. The parking is adequate and the applicant is not
6 required to pave any portions of the lot, but at such time in the
7 future should it be inadequate, the applicant is required to build
8 an off street parking to facilitate any traffic generated by persons
9 who need to park there as employees.

10 2. The site is adequate in size and shape to house the
11 proposed activity and fits in with the neighborhood as evidence has
12 been shown by the operation of the day nursery for essentially the
13 same business purpose for the last four years with incident or
14 objection.

15 3. The site has adequate access to the streets and high-
16 ways to carry the traffic flow generated by the proposed use.

17 4. There would be no adverse affect on the abutting
18 property owners, nor did anyone testify in objection to the granting
19 of the permit.

20 5. The condition pertaining to the parking is deemed
21 necessary to protect public safety.

22 The Hearings Officer, based on the foregoing Findings of
23 Fact accordingly orders as follows:

24 That real property described as the

25 the south side of Clinton Street,
26 east of Summers Lane, lot 5
27 approximately 21,108 square feet
28 in size

13068

1 is hereby granted a Conditional Use Permit in accordance with the
2 terms of the Klamath County Zoning Ordinance No. 17 and henceforth
3 will be allowed to utilize a portion of the existing house as a
4 nursery and to add on to an already existing nursery.

5 Entered at Klamath Falls, Oregon, this 27 day
6 of July, 1977.
7

8 KLAMATH COUNTY HEARINGS DIVISION
9

10 By [Signature]
11 Hearings Officer
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28



Klamath County - Planning Department

COURTHOUSE — 503-882-2501, Ext. 285 — KLAMATH FALLS, OREGON 97601

13369

IN THE MATTER OF
MAILING NOTICES FOR
Patricia Eck

AFFIDAVIT OF MAILING

STATE OF OREGON
County of Klamath

I, Isabel Rodriguez, being first duly sworn, depose
and say that I am an employee of the Klamath County Planning
Department, and that on the 26th of July, I did deposit in
the U.S. postal system 2 copies of said MAILING NOTICE,
a copy of same being attached hereto, in a sealed envelope addressed
to those individuals on the mailing list attached hereto.

Isabel Rodriguez

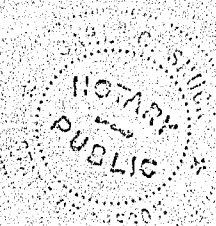
SUBSCRIBED and sworn to before me this 26th day of
July 19 77.

Carl P. Shuck
NOTARY PUBLIC FOR OREGON

My commission expires

Aug 3 1980

WE ARE AN EQUAL OPPORTUNITY EMPLOYER



13370

MAILING NOTICES

Patricia Eck
5242 Clinton
Klamath Falls, OR 97601

Assessor's Office
Courthouse Annex
Klamath Falls, OR 97601

Board of County Commissioners
Courthouse Annex
Klamath Falls, OR 97601

Clerk's Office
Courthouse Annex
Klamath Falls, OR 97601

STATE OF OREGON; COUNTY OF KLAMATH; ss.

led for record at request of KLAMATH COUNTY PLANNING

this 27th day of JULY A. D. 19 77 at 9:03 o'clock AM., and;

duly recorded in Vol. M 77, of DEEDS on Page 13366

FEE NONE

Wm D. MILNE, County Clerk

Hayden Drayton