

35041

Vol. 77 Page 10476
Clerk

BEFORE THE HEARINGS OFFICER
KLAMATH COUNTY, OREGON

In the Matter of Request for
Conditional Use Permit 77-18 for
Lillie Pretari, Applicant

Klamath County Planning
FINDINGS OF FACT AND ORDER

A hearing was held in this matter at Klamath Falls, Oregon,
on August 10, 1977, pursuant to notice given in conformity with
Ordinance No. 35, Klamath County, before Klamath County Hearings
Officer, Jim Spindor. The applicant was present and was accompanied
by her attorney, Bud Smith. The Klamath County Planning Department
was represented by Carl Shuck and Wayne Sorensen. The Hearings
Reporter was Isabel Rodriguez.

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

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

- Klamath County Exhibit A, the Staff Report
- Klamath County Exhibit B, photos of the subject property
- Klamath County Exhibit C, a Klamath County Assessor's map
of the subject property
- Klamath County Exhibit D, a Klamath County Zoning map
of the subject property
- Klamath County Exhibit E, Comprehensive Land Use Plan map
- Klamath County Exhibit F, Mailing Notices

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

FINDINGS OF FACT:

1. The site is adequate in size and shape to house the proposed activity, and fits in with the surrounding area as is shown by the fact there are other commercial activities in the immediate area.

2. The site has adequate access to the streets and highways to carry the traffic flow generated by the proposed use.

3. There would be no adverse effect on the abutting property owners, nor did anyone testify in objection to the granting of the permit.

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

That real property described as the

"the parcel of land approximately
one acre in size and abutts
Washburn Way on the west and also
abutts Klamath County Road Crosby."

is hereby granted a Conditional Use Permit in accordance with the terms of the Klamath County Zoning Ordinance No. 17 and henceforth will be allowed the placement of a cocktail lounge on the above described property.

Entered at Klamath Falls, Oregon, this 30th day
of August, 1977.

KLAMATH COUNTY HEARINGS DIVISION

By [Signature]
Hearings Officer



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Klamath County - Planning Department

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

IN THE MATTER OF)
MAILING NOTICES FOR)
Lillie Pretari)

AFFIDAVIT OF MAILING

STATE OF OREGON)
County of Klamath)

I, Arabel Rodriguez, being first duly sworn, depose
and say that I am an employee of the Klamath County Planning
Department, and that on the 31st day of August 1977 I did deposit in
the U.S. postal system 7 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.

Arabel Rodriguez

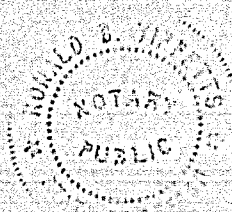
SUBSCRIBED and sworn to before me this 31st day of

August 19 77.

Ronald B. Gupperts
NOTARY PUBLIC FOR OREGON

My commission expires

6/9/81



WE ARE AN EQUAL OPPORTUNITY EMPLOYER

ORDERS sent to the following:

16179

Amelia Pinelli
3926 Lakeport
Klamath Falls, OR 97601

Bud Smith
540 Main Street
Klamath Falls, OR 97601

Lillie Pretari
3926 Lakeport
Klamath Falls, OR 97601

Board of Commissioners
Courthouse Annex
Klamath Falls, OR 97601

County Clerk's Office
Courthouse
Klamath Falls, OR 97601

Assessor's Office
Courthouse Annex
Klamath Falls, OR 97601

Treasurer's Office
Courthouse Annex
Klamath Falls, OR 97601

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record ~~XXXXXXXXXX~~

this 31st day of AUGUST A. D. 1977 at 4:28 o'clock PM. and

duly recorded in Vol. M77, of DEEDS on Page 16176

NO FEE

Wm D. MILNE, County Clerk

By Hazel Drayton