

95042

Vol. 77 Page 16100

BEFORE THE HEARINGS OFFICER

KLAMATH COUNTY, OREGON

In the Matter of Request for)
Conditional Use Permit for) Klamath County Planning
Washburn Enterprises, Applicant) 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 accompanied by Bud Smith, applicant's attorney and Mr. Turner, Present of Washburn Enterprises. 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, Mailing Notices

Applicant's Exhibit 1, Plot Plan

77 Aug 31 PM 4 28

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

9 2. The site has adequate access to the streets and high-
10 ways to carry the traffic flow generated by the proposed use.

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

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

16 That real property described as the

17 "a parcel of land approximately 2.5
18 acres in size generally located to
19 the east side of Washburn Way approx-
20 imately 410 feet South of the O.C.E.
Railroad and approximately 470 feet
north of Crosby Avenue."

21 is hereby granted a Conditional Use Permit in accordance with the
22 terms of the Klamath County Zoning Ordinance No. 17 and henceforth
23 will be allowed the placement of a rollerskating rink on said
24 property.

25 Entered at Klamath Falls, Oregon, this 30th day of

26 August, 1977.

27
28 KLAMATH COUNTY HEARINGS DIVISION

By [Signature]
Hearings Officer



16182

Klamath County - Planning Department

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

IN THE MATTER OF
MAILING NOTICES FOR
Washburn Enterprises

AFFIDAVIT OF MAILING

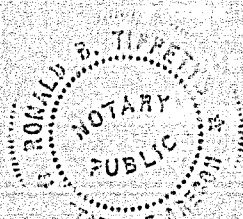
STATE OF OREGON
County of Klamath

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 31st of August 1977, I did deposit in
the U.S. postal system 5 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 31st day of

August 19 77.



Ronald B. Tippet
NOTARY PUBLIC FOR OREGON

My commission expires

6/9/81

WE ARE AN EQUAL OPPORTUNITY EMPLOYER

16183

ORDERS sent to the following:

Arthur Harris
2515 Union
Klamath Falls, OR 97601

Washburn Enterprises
P.O. Box 1886
Klamath Falls, OR 97601

Board of Commissioners
Courthouse Annex
Klamath Falls, OR 97601

County Clerk
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~~

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

July recorded in Vol. M77, of DEEDS on Page 16180

NO FEE

Wm D. MILNE, County Clerk

By *Hazel L. Hazel*