

## BEFORE THE HEARINGS OFFICER

KLAMATH COUNTY, OREGON

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2  
3  
4 In the Matter of Request for )  
5 Variance 78-15 for ) Klamath County Planning  
6 Harold and Ron Campbell, Applicants ) FINDINGS OF FACT AND ORDER  
7

8 A hearing was held in this matter at Klamath Falls,  
9 Oregon, on May 10, 1978, pursuant to notice given in conformity  
10 with Ordinance No. 35, Klamath County, before Klamath County  
11 Hearings Officer, Del Parks. The applicant, Ron Campbell, was  
12 present. The Klamath County Planning Department was represented  
13 by Carl Shuck. The Hearings Reporter was Isabel Rodriguez.

14 Evidence was presented on behalf of the Department and  
15 on behalf of the applicants. There were no adjacent property  
16 owners present who stated they had objections to the proposed  
17 Variance requested by the applicants.

18 The following Exhibits were offered, received and made  
19 a 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  
23 map of the subject property  
24 Klamath County Exhibit D, a Klamath County Zoning map  
25 of the subject property

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

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FINDINGS OF FACT:

1. The subject property is triangular in size and shape which does create an unusual circumstance.

2. The granting of the Variance would appear to have no detrimental affect to the public health, safety and welfare to properties in the surroundings.

3. The requested Variance is the minimum Variance to alleviate the hardship.

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

That real property described as the

"parcel of land approximately 1½ acres in size, and generally located east of Reeder Road and south of the "B" Canal and west of the No. 4 Drain and more particularly described as a portion of Tax Lot 1400, Section 17, Township 39 South, Range 10 East of the Willamette, Klamath County, Oregon"

is hereby granted a Variance in accordance with the terms of the Klamath County Zoning Ordinance No. 17 and henceforth the required lot size of a 20 acre minimum lot in an AF (Agricultural Forestry) Zone under Section 32.005 (C) will be reduced to approximately 1½ acres in size.

Entered at Klamath Falls, Oregon, this 15 day of May, 1978.

KLAMATH COUNTY HEARINGS DIVISION

By Del Paulh  
Hearings Officer



# Klamath County - Planning Department

10314

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

IN THE MATTER OF  
MAILING NOTICES FOR  
*Harold and Lon Campbell*

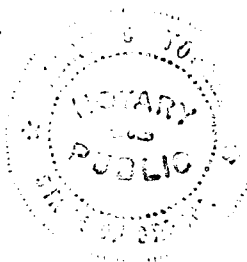
## AFFIDAVIT OF MAILING

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 *16<sup>th</sup> of May, 1978*, I did deposit in the U.S. postal system *five* 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 *16<sup>th</sup>* day of *May* 19*78*.



*Mary C. Lyle*  
NOTARY PUBLIC FOR OREGON

My commission expires

*2-6-82*

WE ARE AN EQUAL OPPORTUNITY EMPLOYER

10315

Copies of the Order for Variance 78-15 for Harold and Ron Campbell  
were sent to the following:

Board of Commissioners  
Courthouse Annex  
Klamath Falls, OR 97601

Clerk's Office  
Courthouse  
Klamath Falls, OR 97601

Assessor's Office  
Courthouse Annex  
Klamath Falls, OR 97601

Harold A. Campbell  
Route 2 Box 714  
Klamath Falls, OR 97601

Ronald A. Campbell  
210 Lakeport No. 7  
Klamath Falls, OR 97601

STATE OF OREGON; COUNTY OF KLAMATH; ss.

for record at request of Klamath County

17th day of May A. D. 19 78 at 3:03 clock PM., an  
recorded in Vol. M78, of Deeds on Page 10312

Wm D. MILNE, County Clerk

*Bernetha M. Kelsch*

No Fee