

BEFORE THE BOARD OF COMMISSIONERS

FOR THE COUNTY OF KLAMATH

In the Matter of the Appeal)
of Tower Hill Subdivision,)
Tract 1160)

O R D E R

This matter having come before the Board of Commissioners of Klamath County, Oregon, on the appeal of Klamath Irrigation District on the 8th day of June, 1978, from the prior decision of Klamath County Planning Commission which on the 2nd day of May, 1978, voted to approve the preliminary plat filed herein, known as Tract 1160, Tower Hill Subdivision, Klamath County, Oregon, covering property particularly described in the attached Exhibit "A", and by reference incorporated herein.

The Board, having considered the testimony before the Planning Commission on appeal, together with the minutes, staff reports, maps, plats and the Exhibits entered into the record, and further having considered the testimony and Exhibits introduced at the hearing herein, does hereby find:

1. There was testimony before the Planning Commission on March 28, 1978, and on May 2, 1978, that residents of Tract 1085, Country Green, were told that proposed subdivision was to be designed for 470 to 490 mobile home lots, all of which, except for one section, was to be for adults. That the proposed subdivision contains 54 lots which will not be limited to mobile homes nor limited to adults as was shown by Klamath County Exhibit "L", a communication of 27 residents of Country Green.

2. From the testimony the original master development plan for Country Green indicated one future access onto Alt Way

1 directly opposite to Boyd Court. The presently submitted sub-
2 division design for Tract 1160, Tower Hill, indicates an additional
3 cul-de-sac (Foxcroft Court) access from Alt Way.

4 3. That the testimony presented by Klamath Irrigation
5 District Manager, Malcolm D. Crawford, and further testimony
6 entered into the record from the Bureau of Reclamation of the
7 United States Department of Interior, advises that surface water
8 drainage will not be adequately conveyed away from the site. How-
9 ever, the testimony and Exhibits of Enterprise Irrigation District
10 was that surface drainage will be accepted by Enterprise Irrigation
11 District and conveyed away through drains and ditches eventually
12 entering agricultural drains and the Bureau of Reclamation project.
13 Klamath Irrigation District and the Bureau of Reclamation claims
14 Enterprise Irrigation District has no authority or jurisdiction
15 to accept that residential drainage water and that they will seek
16 to prohibit Enterprise Irrigation District from accepting the
17 drainage water.

18 WHEREFORE, it is hereby ordered that the appeal of Klamath
19 Irrigation District is denied and Tract 1160, Tower Hill, is ap-
20 proved subject to the following conditions:

21 1. That the developer is responsible for proper handling of
22 all surface area storm drainage and construction of all drainage
23 facilities. Developer will handle surface storm water drainage
24 on their property. All drainage subject to the approval of the
25 Klamath County Public Works Director.

26 2. The proposed street, Foxcroft Court, be redesigned to
27 connect to Knollhurst Drive and that no street connection (other
28 than Knollhurst Drive) will be permitted to connect to Alt Way.

1 3. That all lots abutting Alt Way be provided with a five
2 (5) foot high screening fence or landscaping starting from a point
3 at the intersection of Knollhurst Drive and Alt Way southwesterly
4 along Alt Way to the Enterprise Irrigation Ditch, subject to ap-
5 proval of the Klamath County Planning Department.

6 4. That the revised preliminary plat be resubmitted to the
7 Subdivision Review Committee and the Klamath County Planning Com-
8 mission for a determination that the foregoing conditions have
9 been complied with.

10 Dated this 27th day of July, 1978

11 BOARD OF COMMISSIONERS

12 Will Korman
13 Chairman of the Board

14 Ray L. Payne
15 County Commissioner

16 _____
17 County Commissioner

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19 Approved as to Form:
20 BOIVIN, BOIVIN & ASPELL

21 Robert Krueger
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16619

PUBLIC NOTICE

Notice is hereby given that the Klamath County Planning Commission will hold a public meeting and hearing Tuesday, May 2, 1978, in the Commissioners Hearing Room in the Klamath County Courthouse Annex for the purpose of hearing the following zoning requests:

7:30 p.m. Preliminary Plat No. 1160, Tower Hills, continued from March 28, 1978, submitted by Green Springs Land and Development Company and surveyed by Westfeld & Associates. Total area is approximately 16 acres in size to be divided into approximately 54 lots, generally located south of Keller Road and west of State Highway 39 and southeasterly of Country Green Estates, access would be off Alt Way and more particularly described as NE 1/4 of Section 13, Township 39S, Range 9 E.W.M., Klamath County, Oregon. Zone

STATE OF OREGON; COUNTY OF KLAMATH; ss.

and for record at request of Klamath County
 this day of July A. D. 19 78 at 3:10 clock P M., and
 duly recorded in Vol. N78, of Deeds on Page 16616

Wm. D. MILNE, County Clerk

By Bernice M. Schuch

No Fee

Commissioners Journal

This is to certify that this is a true
copy of the document on file in this
office.

ATTEST:

JUN 29 1978

R. C. Davison

COUNTY RECORDER
ALAMEDA COUNTY, CALIFORNIA

Return to:

D.L. Hoots
2261 S. 6th
Fremont, CA 94536

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the 31st day of
July A.D., 19 78 at 3:25 o'clock P M., and duly recorded in Vol. M78,
of Deeds on Page 16620.

FEE \$3.00

WM. D. MILNE, County Clerk

By *Bernice Hirsch* Deputy

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