

KLAMATH COUNTY, OREGON

In the Matter of Request for)
Conditional Use Permit No. 80-40) KLAMATH COUNTY PLANNING
for Barbara Bedard, Applicant) FINDINGS OF FACT AND ORDER

A hearing was held in this matter at Klamath Falls, Oregon, on November 12, 1980, pursuant to notice given in conformity with Ordinance No. 35, Klamath County, before the Klamath County Assistant Hearings Officer, James R. Uerlings. The applicant was present. The Klamath County Planning Department was represented by Jonathan Chudnoff. The Hearings Reporter was Barbara Thomson.

Evidence was presented on behalf of the Department and on behalf of the applicant. There were no adjacent property owners present who stated they had 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, Klamath County Assessor's map of the subject property
Klamath County Exhibit D, Building Permit and attached letter
Klamath County Exhibit E, Letter from State Highway Department
Applicant's Exhibit No. 1, Plot Plan

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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 for the proposed use is adequate in size and
6 shape to accommodate said use and all yards, spaces, walls, and
7 fences, parking, loading, landscaping and other features required
8 to adjust said use with the land and uses in the neighborhood
9 will be adequately provided by the applicant.

10 2. The proposed use has adequate access to streets and
11 highways which are adequate in width and pavement to carry the
12 quantity and kind of traffic generated by the proposed use.

13 3. The proposed use will have no adverse effect on
14 abutting property or the permitted use thereof.

15 4. Currently existing in this area are light industrial
16 uses, medium industrial uses, and single family residences, and
17 that this mobile home will be consistent with this particular
18 use.

19 5. The granting of this permit is consistent with the
20 L. C. D. C. Goals and Guidelines.

21 6. This Conditional Use Permit is approved subject to
22 the following condition:

23 CONDITION:

24 1. Applicant shall follow Plot Plan, Applicant's Exhibit
25 No. 1.

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

28 That real property described as the
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"parcel of land generally located along Highway No. 97 between Third and Fourth Streets in Chemult, and more particularly described as being in the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 21, Township 27, Range 8, Tax Lot 600, Klamath County, Oregon"

is hereby granted a Conditional Use Permit in accordance with the terms of the Klamath County Ordinance No. 35, and, henceforth, will be allowed placement of a mobile home in the RD 3,000 (Multiple Family Residential) zone.

Entered at Klamath Falls, Oregon, this 5 day of January, 1981.

KLAMATH COUNTY HEARINGS DIVISION

BY James R. Hendrix
Assistant Hearing Officer

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Klamath County

this 6th day of January, A. D. 1981 at 9:29 clock A M., and

fully recorded in Vol. M81 of Deeds on Page 155.

EVELYN BIEHN
ACTING COUNTY CLERK

Bernetha A. Letoch

No Fee

Commissioners Journal