

## COUNTY PLANNING COMMISSION

IN THE MATTER OF CLUP & )  
ZC 1-83 FOR JAMES MOTLEY)

O R D E R

This Comprehensive Land Use Plan Map Change and Zone Change No. 1-83 for James Motley, came on for hearing before the Klamath County Planning Commission with public hearing having been heard on March 22, 1983, wherefrom the testimony, reports and information produced at the hearing by the applicant, planning staff and other persons in attendance, the Planning Commission denied the CLUP and Zone Change request from High Density Residential to General Commercial to allow mini-storage units.

The Planning Commission makes the following Findings of Fact:

FINDINGS OF FACT:

1. The Planning Commission finds the applicant who made the request to be James Motlêy.
2. Property for change in Comprehensive Land Use Plan and Zone was located in the NW 1/4 of Section 3, Township 39, Range 9, being Tax Lot 4500.
3. The parcel for change was rectangular in shape and approximately 22,470 square feet in size.
4. Testimony indicated that the parcel for change in land use and zone had drainage problems due to no drainage system off of the property.
5. It was pointed out to the Planning Commission from

1 testimony that in the surrounding area that there were other  
2 mini-storage warehouse units and the need for additional storage  
3 units was not necessary.

4 6. It was pointed out to the Planning Commission that  
5 this was an area that had been planned and zoned for multiple  
6 uses since 1972, and that there had been other land use changes  
7 approved in the area for multiple use, therefore indicating that  
8 the trend was towards multiple density and not that of commercial.

9 7. By allowing this change to be approved, the change  
10 would deplete the area of high density as planned and approved  
11 by the Planning Commission and Board of County Commissioners on  
12 December 21, 1982.

13 CONCLUSIONS OF LAW:

14 1. The Planning Commission concludes that this change  
15 in Comprehensive Land Use Plan and Zone would not permit orderly  
16 and beneficial development, and would not protect the character  
17 of the neighborhood.

18 2. The Planning Commission concludes that this request  
19 for change would not further the goals and policies of the  
20 Klamath County Comprehensive Land Use Plan as adopted by the  
21 Board of Commissioners on December 21, 1982.

22 Now, therefore, it is hereby ordered that the application  
23 for the Comprehensive Land Use Plan Change from Urban Density  
24 to General Commercial and a zone change from RH (High Density  
25 Residential) to CG (General Commercial) for James Motley is to  
26 be denied.

27 DONE AND DATED THIS 9th DAY OF May, 1983.

## PLANNING COMMISSION MEMBERS

Richard Nellipowitz  
Richard Nellipowitz, Vice-Chairman

Nona Hagelstein, Member

Georgia Behlinger  
Georgia Behlinger, Member

Steven A. Miller  
Steven Miller, Member

John Monfore  
John Monfore, Member

Edward Livingston  
Edward Livingston, Member

APPROVED AS TO FORM:

Robert Boivin  
BOIVIN & BOIVIN

Commissioners Journal

STATE OF OREGON: COUNTY OF KLAMATH :ss

I hereby certify that the within instrument was received and filed for record on the 10th day of May A.D., 1983 at 10:11 o'clock A M, and duly recorded in Vol M83, of Deeds on page 7281

EVELYN BIEHN COUNTY CLERK

Fee \$ no fee

by Ann Lewis Deputy