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BEFORE THE HEARINGS OFFICER

KLAMATH COUNTY, OREGON Vol. MSB Page 12665

1 In the Matter of Request for)
2 Conditional Use Permit No. 25-86)
3 for Vernon and Aline Underwood)

Klamath County Planning
Findings of Fact and Order

4 A hearing was held on this matter on June 19, 1986, pursuant
5 to notice given in conformity with Ordinance No. 45.2, Klamath
6 County, before the Klamath County Hearings Officer, Jim Spindor.
7 The applicant was present. The Klamath County Planning Department
8 was represented by Kim Lundahl. The Hearings Reporter was Janet
9 Libercajt.

10 Evidence was presented on behalf of the Department and on
11 behalf of the applicant. There were no adjacent property owners
12 present.

13 The following exhibits were offered, received, and made a
14 part of the record:

15 Klamath County Exhibit A, Staff Report
16 Klamath County Exhibit B, Plot Plan
17 Klamath County Exhibit C, Assessor's Map

18 The hearing was then closed, and based upon the evidence
19 submitted at the hearing, the Hearings Officer made the following
20 Conclusions of Law.

21 CONCLUSIONS OF LAW:

22 1. The proposed use is conditionally permitted in the zone
23 within which it is proposed to be located.

24 2. The location, size, design and operating characteristics
25 of the proposed use are in conformance with the Klamath County
26 Comprehensive Plan.

27 3. The location, size, design and operating characteristics
28 of the proposed use will be compatible with and will not have

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1 a significant adverse affect on the appropriate development and
2 use of abutting property and the surrounding neighborhood.
3 4. The granting of this Conditional Use Permit is consistent
4 with the goals of the LCDC.

5 5. This Conditional Use Permit is granted subject to the
6 condition that the applicant follow the plot plan attached hereto
7 as Exhibit "B".

8 FINDINGS OF FACT:

9 This request has been granted with a condition based on the
10 following Findings of Fact:

11 1. This request is for a Conditional Use Permit to locate
12 a mobile home as a second residence on the applicant's property.
13 The property is located approximately one mile west of the Crescent
14 cut-off/Highway 97 junction, within the rural community of Crescent.
15 2. The property is approximately 5.71 acres in size and
16 is located in the R-1 zone.

17 3. Notice of this hearing was sent to the surrounding prop-
18 erty owners, to concerned public agencies, and published in the
19 Herald and News, the Klamath Falls newspaper.

20 4. There are other mobile homes in this general area.

21 5. The granting of this Conditional use Permit will result
22 in a higher density which cannot be achieved without a partitioning
23 of the property.

24 6. No one testified in opposition to the granting of this
25 permit, and no evidence was presented that there would be any
26 adverse affects to the abutting property or to the surrounding
27 area by the granting of this permit.

28 The Hearings Officer, based on the foregoing Findings of
Conditional Use Permit 25-86
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1 Fact, accordingly orders as follows:

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2 That real property described as

3 "being generally located one mile west of Crescent
4 Cutoff/Highway 97 Junction, within the rural community
5 of Crescent, and more particularly described as Tax
6 Lot 2800 in Township 24, Range 8, Section 25, Klamath
7 County, Oregon,"

8 is hereby conditionally granted a Conditional Use Permit in accord-
9 ance with the terms of the Klamath County Zoning Ordinance No.
10 45.2, and, henceforth, will be allowed an additional mobile home
11 in the R-1 zone.

12 Entered at Klamath Falls, Oregon, this 15th Day of July
13 1986.

14 KLAMATH COUNTY HEARINGS DIVISION

15 J. S. Spide

16 Hearings Officer

17 STATE OF OREGON: COUNTY OF KLAMATH: ss.

18 Filed for record at request of July
19 of July A.D., 19 86 at 8:45 o'clock A M., and duly recorded in Vol. M86
20 of Deeds on Page 12665

21 FEE NONE

22 Return: Commissioner's Journal

Evelyn Biehn, County Clerk

By Sam Smith

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