

BEFORE THE KLAMATH COUNTY PLANNING COMMISSION AND
BOARD OF COMMISSIONERS OF KLAMATH COUNTY, OREGON

IN THE MATTER OF THE REQUEST FOR)
COMPREHENSIVE LAND USE PLAN AND)
ZONE CHANGE 1-90 FOR LAWRENCE AND)
DOROTHY FOTINAKIS AND ROD PFEIFFER)

O R D E R

I. NATURE OF APPLICATION

A hearing was held on this application February 27, 1990, being a joint hearing before the Planning Commission and Board of Commissioners. The request was for a change of land use plan from Urban Residential to Industrial and zone change from Low Density Residential (RL) to Light Industrial (IL). This application was reviewed pursuant to Articles 47 and 48 of the Land Development Code, Ordinance 45.

II. NAMES OF THOSE INVOLVED

Rod Pfeiffer, applicant, was present. No written or oral testimony was received in opposition. The Planning Department was represented by Carl Shuck, Planning Director. Leanne Mitchel was the Recording Secretary. A quorum of the Planning Commission and the Board of Commissioners was present.

III. FINDINGS OF FACT

1. Site is located in a portion of Section 5, Township 39S, Range 9, being Tax Lot 200, with acreage of the site being approximately 4.3 acres.

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2. The contents of the file including Exhibits A-D were incorporated into the record as evidence.

3. The Planning Commission recommended approval of applicant's Exhibit E to the Board of Commissioners, with the Board of Commissioners approving the Exhibit.

4. Notice was forwarded to the Department of Land Conservation and Development. No response was received from this agency.

5. The Board of Commissioners accepted and approved criteria of Section 47.003 and 48.003 as set out in the Staff Report.

IV. RELEVANT CRITERIA

A. The proposed change is in conformance with all relevant policies of the Klamath County Comprehensive Plan.

B. The proposed change is supported by specific studies or other factual information for that change.

C. The change of zone is in conformance with the Comprehensive Plan, and all other provisions of the Land Development Code.

D. The property affected by the change is adequate in size and shape to facilitate those uses that are normally allowed in connection with such zoning.

E. The property affected by the proposed change is properly related to streets to adequately serve the type of traffic generated by such uses that may be permitted therein.

F. The proposed change will have no adverse affect on

the appropriate use and development of abutting properties.

V. ORDER

Therefore, the Board of Commissioners grants the recommendation of the Planning Commission and request for a Plan Change from Low Density Residential to Industrial and Zone Change from Low Density Residential (RL) to Light Industrial (IL), based upon findings provided by applicant, staff, and exhibits which were made part of this record.

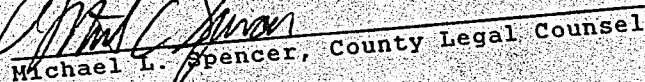
DATED this 7 day of March, 1990.

BOARD OF COUNTY COMMISSIONERS


Roger Hamilton, Commissioner


Ted Lindow, Commissioner

Approved as to form and content:


Michael L. Spencer, County Legal Counsel

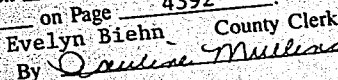
STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County the 8th day
of March A.D., 19 90 at 2:03 o'clock P.M., and duly recorded in Vol. M90
of Deeds on Page 4392

FEE none

Return: Commissioners Journal

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CLUP/ZC1-90/Pfeiffer and Fotinakis

By  Evelyn Biehn, County Clerk