

BEFORE THE KLAMATH COUNTY PLANNING COMMISSION
KLAMATH COUNTY, OREGON

IN THE MATTER OF TRACT 1276,
RE-SUBDIVISION OF LOT 3 OF WASHBURN PARK

ORDER

NATURE OF APPLICATION

A hearing on this application was held before the Planning Commission on September 22, 1992. The applicant is requesting a 17 lot re-subdivision of Washburn Park on 11.8 acres. This application was reviewed pursuant to Article 46 of the Klamath County Land Development Code. A quorum of the Planning Commission was present.

NAMES OF THOSE INVOLVED

The applicant, Mark Zimel, was represented by Tru Line Surveying. Dennis Ensor presented testimony for the applicant. The Planning Department was represented by Carl Shuck, Planning Director. The recording secretary was Karen Burg, Administrative Secretary.

EXHIBITS

- A. Staff Report
- B. Plat Map
- C. Assessor Map
- D. Code Requirements

LOCATION

The 11.8 acres are located in a portion of Section 9 of Township 39, Range 9, tax lot 100.

RELEVANT FACTS

The applicant requested a re-subdivision of Lot 3 of Washburn Park on 11.8 acres. The zoning designation is CG(General Commercial). The zoning designation to the south of the site for development is also CG(General Commercial).

The minimum lot size of the General Commercial zone is 5000 square feet. The proposed lots are one third of an acre.

The subdivision has existing electricity, water and sewer services to meet the development standards of the Klamath County Land Development Code.

The subdivision is located in Fire District #1, with the fire station approximately two miles from the subdivision.

The access points to the subdivision are Edison Street and Onyx Street.

CONCLUSIONS AND ORDER

The Klamath County Planning Commission finds the applicant has satisfied the pertinent review criteria as set out in Article 46 of the Klamath County Land Development Code. The Klamath County Planning Commission also finds the applicant will meet the Subdivision Review Committee requirements as set out in Klamath County Exhibit D.

Therefore, the Klamath County Planning Commission approves the request for the re-subdivision of Lot 3 of Washburn Park for Tract 1276.



SECRETARY TO PLANNING COMMISSION

Approved as to Form ~~and Content~~



REGINALD R. DAVIS, COUNTY COUNSEL

NOTICE OF APPEAL RIGHTS

You are hereby notified this decision may be appealed to the Board of Commissioners within 7 days following the mailing of this order. Failure to do so in a timely manner may affect your right to appeal this decision.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County the 5th day
of Nov. A.D., 19 92 at 10:09 o'clock A.M., and duly recorded in Vol. M92,
of Deeds on Page 26142.

FEE none

Evelyn Biehn County Clerk

By Pauline Muelender

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