

**LUIS SEGURA-GUERRA**

-1-

greater than 20,000 square feet in size in the RS zone.

The subject property is located on the south side of Laverne and approximately 300 feet west of Altamont Drive, in a portion of Section 10CA of T39S, R9EWM: Tax Account 3909-10CA-300.

Article 51.5, Section 51.530(A) of the Klamath County Comprehensive Land Development Code provides the authority for granting the requested conditional use permit.

#### CONCLUSION

The Opponents' objections are complaints about the life style and conduct exhibited by occupants of and or visitors to the subject property. The conduct described by the Opponents may and probably does adversely impact on the livability of the Applicant's neighbors, however there is no legal basis upon which to deny the requested Conditional Use Permit. Neither approval nor denial of the Applicant's request can assure any change in the conduct which is the subject of complaint.

The requested use complies with the requirements Section 44.030 of the Klamath County Land Development Code:

A. The use complies with policies of the Comprehensive Plan.

The Applicant is in compliance with this criterion.

B. The use is in conformance with all other required standards and criteria.

The RS zone allows as a conditional use an additional dwelling on a lot or parcel greater than 20,000 square feet in size. The Applicant meets this requirement as the appropriate CUP application was made and the lot size is approximately 23,952

square feet in size.

C. The location, size, design and operating characteristics of the proposed use will not have a significant adverse impact on the livability, value or appropriate development of abutting properties and the surrounding area.

The parcel is of sufficient size to support an additional dwelling. The proposed dwelling is a new doublewide manufactured home which meets the standard of manufactured home placement within the Urban Growth Boundary.

There is no legal basis upon which to deny the requested conditional use permit.

#### ORDER

It is hereby ordered that the requested conditional use permit 14-95 is granted.

DATED THIS 18th day of July, 1995

Michael L. Brant  
Michael L. Brant  
Hearings Officer

KLAMATH COUNTY LAND DEVELOPMENT CODE SECTION 24.060 PROVIDES:

"An Order of the Hearings Officer may be appealed to the Board of County Commissioners within seven (7) days of its mailing as set forth in Article 33."

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County the 21st day  
of July A.D., 19 95 at 10:41 o'clock A M., and duly recorded in Vol. M95,  
of Deeds on Page 18921.

Bernetha G. Letsch, County Clerk

FEE

none

By Shirley H. H. H.