

**CONDITIONAL USE PERMIT
HEARINGS OFFICER REVIEW/DISPOSITION**

APPLICATION NO./REVIEW DATE: CUP 56-99

H.O. Hearing: 9-3-99

APPLICANT/REPRESENTATIVE: John GORDON

7143 Bly Mtn. Cutoff
Bonanza, OR 97623

CUP to *establish* a second dwelling ('99 doublewide) on property zoned R-1 as conditionally permitted per LDC section 51.330 B.

LOCATION: 7143 Bly Mtn. Cutoff

LEGAL DESCRIPTION: Lot 5 Blk 82, KFFE Hwy 66, T.A. 3811-10C-400, 4.0 acres

ACCESS: existing roadnet

ZONE/PLAN: R-1/Rural

UTILITIES:

EXHIBITS:

WATER: Well

FIRE: KCFD #5

a. Site Plan

ELECTRIC: Pacific

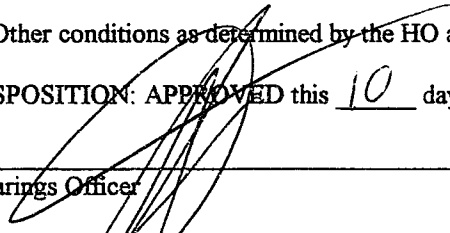
SEWER: Septic

b. EHS memo

c. photos

NARRATIVE AND RECOMMENDATION: The applicant wishes to *establish* a 1999 manufactured dwelling as a second dwelling on property zoned for rural use north of Bonanza. This unit replaces a '69 unit which was removed from the location recently. Notification was sent out to interested agencies and adjacent property owners and **NO NEGATIVE RESPONSE** was received. Consideration of this application is allowed per Article 51.330 B and Article 44 of the Code. Staff recommends Hearings Officer approval subject to Code requirements for manufactured home placement as established by Environmental Health Services, and Building Department, subject to the following:

1. Other conditions as determined by the HO at Hearing.

DISPOSITION: APPROVED this 10 day of SEPTEMBER 1999

Hearings Officer**NOTICE OF APPEAL RIGHTS:**

You are hereby notified this decision may be appealed to the Klamath County Board of County Commissioners by filing with the Planning Department a notice of appeal together with the required fee within SEVEN days following the date of mailing of this decision.

BEFORE THE HEARINGS OFFICER OF KLAMATH COUNTY, OREGON

In the Matter of the application by:
JOHN GORDON

)
) ORDER
) CASE NUMBER 56-99
)

ORDER

Therefore, it is hereby ordered that the applicants request to develop a second Mobilehome is approved subject to the following conditions:

- a. That approval is obtained for on-site sewage disposal and that the applicant provides proof of clearance from the Environmental Health Services Division and Building department within two (2) years following the date of this order, or obtain an extension of time, or this approval will be void.
- b. The applicant is forbidden to occupy the location until the manufactured dwelling is approved for occupancy by the County Building Department and all conditions of this order have been met.
- c. That all required building and placement permits or an extension of time be obtained within two (2) years following the date of this order or this approval will be void.
- d. That this permit is for a temporary use only for family to live in the unit.
- e. The unit is not to be used at any point for a rental and if it is then this permit is void and the unit must be removed within 15 days.

Dated this September 10, 1999

Joan-Marie Michelsen
Hearings Officer

NOTICE OF APPEAL RIGHTS

Your are hereby notified this application may be appealed to the Klamath County Board of Commissioners by filing with the Klamath County Planning Department a Notice of Appeal as set out in Section 33.004 of the Klamath County Land Development Code together with the fee required within SEVEN DAYS (7) following the mailing date of this order.

Return to Commissioner's Journal

State of Oregon, County of Klamath
Recorded 9/15/99, at 11:59 a.m.
In Vol. M99 Page 36809
Linda Smith,
County Clerk Fee \$ NF