NOTICE OF PLANNING DIRECTOR'S DECISION/PUBLIC NOTICE

This notice is to serve as public notice and decision notice and if you have received this notice by mail it is because you are a participant, adjacent property owner, special district, agency with interest, or person with interest in regard to the following land use application. Please read all information carefully as this decision may affect you. (See the vicinity map on the reverse side for the location of the subject property).

NOTICE IS HEREBY GIVEN on December 02, 2014, the Coos County Planning Director has approved, file number PLA-14-38. The staff report and application can be found online at http://www.co.coos.or.us/Departments/Planning.aspx under Applications:2013-2014.

The Applicant(s)/Owner(s) are Corey Woodruff and William & Sherry Woodruff. The application request is for a property line adjustment between properties identified as Township 28S, Range 13W, Section 08C Tax Lot 1901 and 28S, Range 13W, Section 08CC/08CD Tax Lots 1900/901. The properties may be accessed off of Riverton Road southwest of the City of Coquille. Both tax lots are split zoned Rural Residential-2 (RR-2) and Forest Mixed Use (FMU). Tax lot 1901 contains .47 of an acre and tax lots 1900 & 901 contain 1.04 acres.

Applicable Criteria – Coos County Zoning and Land Development Ordinance (CCZLDO)

- § 6.3.125 Procedure
- § 6.3.150 Easement and access

The application and all documents and evidence contained in the record, including the staff report and the applicable criteria, are available for inspection, at no cost, in the Planning Department located at 225 North Adams Street, Coquille, Oregon. Copies may be purchased at a cost of 50 cents per page. The decision is based on the application submittal and information on record.

APPEAL INFORMATION

Pursuant to Article 5.8 of the LDO, this decision may be appealed to the Coos County Hearings Body within 15 days of the date notice of this decision is mailed, by filing a Notice of Appeal (NOA) with the Planning Department on the NOA form provided by the Department, along with the required filing fee. This means appeals must be received in the Planning Department by 5:00 p.m. on December 17, 2014; otherwise, the appeal is not timely and will not be considered. Appeals should be submitted in the form of one (1) original and fourteen (14) copies. If copies are not provided, the Planning Department will make the copies at a cost of 50 cents per page billed to the submitter. The decision on this application will not be final until the period for filing an appeal has expired.

Pursuant to Oregon Revised Statutes (ORS) 197.830, the decision cannot be appealed directly to the Land Use Board of Appeals.

Further explanation concerning any information contained in this notice can be obtained by contacting the Planning Department at (541) 396-7770, or by visiting the Planning Department between the hours of 8:00 AM – 5:00 PM (closed noon – 1:00 PM), Monday through Friday. The staff report in this matter was completed by Alex Murphy, Planning Technician.

COOS COUNTY PLANNING DEPARTMENT

Jill Rolfe, Planning Director

Coos County Staff Members
Troy May, Planning Assistant
Amy Dibble, Planner I
Alex Murphy, Planning Technician

POSTED & MAILED ON: December 2, 2014
POST THROUGH: December 17, 2014
File: PLA-14-38

Applicant/Owner: Corey Woodruff/Sherry L Woodruff

Date: December 2, 2014

Location: Township 28S Range 13W
Section 8CC/8CD TL 1901/1900&901
(shown below in red)

Proposal: Property Line Adjustment