



EXTENSION OF A LAND USE APPROVAL

SUBMIT TO: COOS COUNTY PLANNING DEPARTMENT AT 225 N. ADAMS ST. COQUILLE

MAIL TO: COOS COUNTY PLANNING 250 N. BAXTER, COQUILLE OR 97423

EMAIL PLANNING@COOS.COOS.OREGON PHONE: 541-396-7770

Date Received: 11/1/19 Fee Received \$600⁰⁰ Receipt #: 214409 Received by: E.D.M
Please be aware if the fees are not with the included the application will not be processed.

File # EXT - 19.009 Prior Application # HB0115.03 Expiration Date: 11/5/19

Land Owner(s)

(print name): Edward J Eckes
Mailing address: 61645 Edward Mill Rd Coos Bay OR
Phone: 541-290-4328 Email: e.eckes@hotmail.com
Signature: [Handwritten Signature]

Applicant(s) If different from Property Owner

(print name): _____
Mailing address: _____
Phone: _____ Email: _____
Signature: _____

PROPERTY LOCATION:

Township _____ Range _____ Section _____ Tax lot(s) _____
Site address _____

Please provide the reason(s) that prevented the applicant from beginning or continuing development within the approval period. The applicant must provide a sufficient reason in order for staff to determine if the applicant was unable to begin or continue development during the approval period for reasons for which the applicant was not responsible:

We are trying to sell prop. - have install well
cleared + level sit so home can be
built. We are working to have prep
ahead to build on

28-14-17C-1200

CRITERIA:

SECTION 5.2.600 EXPIRATION AND EXTENSION of Conditional Uses

Any conditional use not initiated within the time frame set forth in subsection (3) of this section may be granted an extension provided that an applicant has made a request and provided the appropriate fee for an extension prior to the expiration of the conditional use permit approval. Such request shall be considered an Administrative Action and shall be submitted to the Director.

1. Extensions on Farm and Forest (Resource) Zoned Property shall comply with OAR 660-033-0140 Permit Expiration Dates which states:
 - a. Except as provided for in subsection (e) of this section, a discretionary decision, except for a land division, made after the effective date of this section approving a proposed development on agricultural or forest land outside an urban growth boundary is void two years from the date of the final decision if the development action is not initiated in that period.
 - b. Coos County may grant one extension period of up to 12 months if:
 - i. An applicant makes a written request for an extension of the development approval period;
 - ii. The request is submitted to the county prior to the expiration of the approval period;
 - iii. The applicant states reasons that prevented the applicant from beginning or continuing development within the approval period; and
 - iv. The county determines that the applicant was unable to begin or continue development during the approval period for reasons for which the applicant was not responsible.
 - c. Additional one-year extensions may be authorized where applicable criteria for the decision have not changed.
 - d. If a permit is approved for a proposed residential development on agricultural or forest land outside of an urban growth boundary, the permit shall be valid for four years. An extension of a permit described in subsection (e) of this section shall be valid for two years.
 - e. For the purposes of subsection (e) of this section, "residential development" only includes the dwellings provided for under in the EFU and Forest zones in Chapter 4.
 - f. Extension requests do not apply to temporary use permits, compliance determinations or zoning compliance letters.
2. Extensions on all non-resource zoned property shall be governed by the following.
 - a. The Director shall grant an extension of up to two (2) years so long as the use is still listed as a conditional use under current zoning regulations.
 - b. If use or development under the permit has not begun within two (2) years of the date of approval and an extension has not been requested prior to the expiration of the conditional use then that conditional use is deemed to be invalid and a new application is required.
 - c. If an extension is granted, the conditional use will remain valid for the additional two years from the date of the original expiration.
3. Time frames for conditional uses and extensions are as follows:
 - a. All conditional uses within non-resource zones are valid four (4) years from the date of approval; and
 - b. All conditional uses for dwellings within resource zones outside of the urban growth boundary or urban unincorporated community are valid four (4) years from the date of approval.
 - c. All non-residential conditional uses within resource zones are valid (2) years from the date of approval.
 - d. For purposes of this section, the date of approval is the date the appeal period has expired and no appeals have been filed, or all appeals have been exhausted and final judgments are effective.
 - e. Additional extensions may be applied.

4. Extensions are subject to notice as described in § 5.0.900(2) and appeal requirements of 5.8 for a Planning Director's decision.