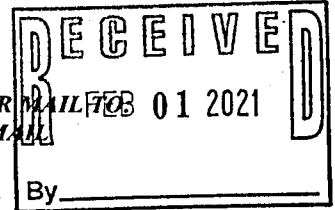




Coos County Land Use Permit Application

SUBMIT TO COOS COUNTY PLANNING DEPT. AT 225 N. ADAMS STREET OR MAIL ROOM FEB 01 2021
COOS COUNTY PLANNING 250 N. BAXTER, COQUILLE OR 97423. EMAIL
PHONE: 541-396-7770



FILE NUMBER: FHD-21-001

Date Received: 2/1/21 Receipt #: 224202 Received by: A. Dibble

This application shall be filled out electronically. If you need assistance please contact staff.

If the fee is not included the application will not be processed.
(If payment is received on line a file number is required prior to submittal)

LAND INFORMATION

A. Land Owner(s) Darold E. & Margaret L. Sunkler (buyer-property in escrow)

Mailing address: 1398 Village Loop Bandon, OR 97411

Phone: 541 329-2472

Email: pdsunkler@att.net

Township: 28S Range: 14W Section: 4 ¼ Section: B 1/16 Section: B Tax lots: 0400

Select Select Select Select Select

Tax Account Number(s): ~~88794~~ 7562700 Zone: Select Zone Forest Mixed Use (FMU) RR5
Tax Account Number(s) _____ Please Select _____

B. Applicant(s) Same as land owner

Mailing address: _____

Phone: _____

C. Consultant or Agent: _____

Mailing Address _____

Phone #: _____

Email: _____

Type of Application Requested

- Comp Plan Amendment
- Text Amendment
- Map - Rezone

- Administrative Conditional Use Review - ACU
- Hearings Body Conditional Use Review - HBCU
- Variance - V

- Land Division - P, SUB or PUD
- Family/Medical Hardship Dwelling
- Home Occupation/Cottage Industry

Special Districts and Services

Water Service Type: On-Site (Well or Spring)

Sewage Disposal Type: On-Site Septic

School District: Bandon

Fire District: Bandon RFPD

Please include the supplement application with request. If you need assistance with the application or supplemental application please contact staff. Staff is not able to provide legal advice. If you need help with findings please contact a land use attorney or consultant.

Any property information may be obtained from a tax statement or can be found on the County Assessor's webpage at the following links: [Map Information](#) Or [Account Information](#)

- D. **ATTACHED WRITTEN STATEMENT.** With all land use applications, the "burden of proof" is on the applicant. It is important that you provide information that clearly describes the nature of the request and indicates how the proposal complies with all of the applicable criteria within the Coos County Zoning and Land Development Ordinance (CCZLDO). You must address each of the Ordinance criteria on a point-by-point basis in order for this application to be deemed complete. A planner will explain which sections of the Ordinance pertain to your specific request. The information described below is required at the time you submit your application. The processing of your application does not begin until the application is determined to be complete. An incomplete application will postpone the decision, or may result in denial of the request. Please mark the items below to ensure your submittal is complete.

Application Check List: Please make off all steps as you complete them.

- I. A written statement of intent, attached to this application, with necessary supporting evidence which fully and factually describes the following:
1. A complete explanation of how the request complies with the applicable provisions and criteria in the Zoning Ordinance. A planner will explain which sections of the Ordinance pertain to your specific request. You must address each of the Ordinance criteria on a point-by-point basis in order for this application to be deemed complete.
 2. A description of the property in question, including, but not limited to the following: size, vegetation, crops grown, access, existing buildings, topography, etc.
 3. A complete description of the request, including any new structures proposed.
 4. If applicable, documentation from sewer and water district showing availability for connection.
- II. A plot plan (map) of the property. Please indicate the following on your plot plan:
1. Location of all existing and proposed buildings and structures
 2. Existing County Road, public right-of-way or other means of legal access
 3. Location of any existing septic systems and designated repair areas
 4. Limits of 100-year floodplain elevation (if applicable)
 5. Vegetation on the property
 6. Location of any outstanding physical features
 7. Location and description (paved, gravel, etc.) of vehicular access to the dwelling location
- III. A copy of the current deed, including the legal description, of the subject property. Copies may be obtained at the Coos County Clerk's Office.

I certify that this application and its related documents are accurate to the best of my knowledge. I am aware that there is an appeal period following the date of the Planning Director's decision on this land use action. I understand that the signature on this application authorizes representatives of the Coos County Planning Department to enter upon the subject property to gather information pertinent to this request. If the application is signed by an agent, the owner's written authorization must be attached.

If this application is refereed directly to a hearings officer or hearings body I understand that I am obligated to pay the additional fees incurred as part of the conditions of approval. I understand that I/we are not acting on the county's behalf and any fee that is a result of complying with any conditions of approval is the applicants/property owner responsibility. I understand that conditions of approval are required to be complied with at all time and an violation of such conditions may result in a revocation of this permit.

Margaret Sun Plee

David E. Jones

ACCESS INFORMATION

The Coos County Road Department will be reviewing your proposal for safe access, driveway, road, and parking standards. There is a fee for this service. If you have questions about these services please contact the Road Department at 541-396-7660.

Property Address: 88794 Sherrill Lane Bandon, OR 97411

Type of Access: Public Road Name of Access: _____

Is this property in the Urban Growth Boundary? Select

Is a new road created as part of this request? No

Required parking spaces are based on the use of the property. If this is for a residential use two spaces are required. Any other use will require a separate parking plan submitted that is required to have the following items:

- Current utilities and proposed utilities;
- Roadmaster may require drawings and specs from the Oregon Standards Specification Manual (OSSC) (current edition).
- The location and design of bicycle and pedestrian facilities shall be indicated on the site plan if this is a parking plan;
- Location of existing and proposed access point(s) on both sides of the road where applicable;
- Pedestrian access and circulation will be required if applicable. Internal pedestrian circulation shall be provided in new commercial, office, and multi-family residential developments through the clustering of buildings, construction of walkways, landscaping, accessways, or similar techniques;
- All plans (industrial and commercial) shall clearly show how the internal pedestrian and bicycle facilities of the site connect with external existing or planned facilities or systems;
- Distances to neighboring constructed access points, median openings (where applicable), traffic signals (where applicable), intersections, and other transportation features on both sides of the property;
- Number and direction of lanes to be constructed on the road plus striping plans;
- All planned transportation features (such as sidewalks, bikeways, auxiliary lanes, signals, etc.); and
- Parking and internal circulation plans including walkways and bikeways, in UGB's and UUC's.

Additional requirements that may apply depending on size of proposed development.

- a. Traffic Study completed by a registered traffic engineer.
- b. Access Analysis completed by a registered traffic engineer
- c. Sight Distance Certification from a registered traffic engineer.

Regulations regarding roads, driveways, access and parking standards can be found in Coos County Zoning and Land Development Ordinance (CCZLDO) Article 7.

By signing the application I am authorizing Coos County Roadmaster or his designee to enter the property to determine compliance with Access, Parking, driveway and Road Standards. I understand that I shall contact the Road Department to let them know when the improvements are ready to be inspected or Bonded. Contact by phone at 541-396-7600

Coos County Road Department Use Only

Roadmaster or designee: _____

Driveway Parking Access Bonded Date: _____ Receipt # _____

File Number: DR-20-

January 28, 2021

To: Coos County Planning Department

RE: Hardship Mobile status renewal for 88794 Sherrill Ln, Bandon

We have filled out the application provided to us by Amy Dibble at the planning department to the best of our ability. It was established as a hardship by the person who is selling the property, Sandi Zimmerman. Ms. Zimmerman has, according to what we have been told by our real estate agent, provided a letter to the planning department giving her okay of our starting the process of re-establishing the second manufactured home as a hardship prior to the close of escrow.

The part of the application that we struggled with is on page 2 as most of it is based on things prior to the manufactured home being placed on the land. Our hope is that this info can be pulled from the original application. If not, I am not sure how we will be able to finish this process before close of escrow and even afterward as we have no way of knowing some of the answers to the questions.

Please let us know if there is anything we can do to move this process along any faster. We can be reached by either phone or email, both provided on the application.

Margaret & Darold Sunkler

Darold E Sunkler
Margaret Sunkler



Coos County Planning Department
Coos County Courthouse Annex, Coquille, Oregon 97423
Mailing Address: 250 N. Baxter, Coos County Courthouse, Coquille, OR 97423
Physical Address: 225 N. Adams, Coquille, Oregon 97423
(541) 396-7770
FAX (541) 396-1022 / TDD (800) 735-2900
planning@co.coos.or.us
Jill Rolfe, Planning Director

Physician's Certificate

This form must be completed and signed by a qualified physician and submitted with your application for a Temporary Medical Hardship Dwelling.

By completing this form, the physician, therapist or professional counselor asserts their patient needs frequent care in such a manner that the caretaker must reside on the same premises.

To Be Completed by Physician

This is to certify that the person listed below is my patient:

David Sunkler

(Please Print or Type name of patient)

It is my medical opinion that this person has a medical or physical hardship that requires care and attention as described above, and the named patient should be permitted to reside near a caretaker in order to facilitate proper care.

Office Name: Southern Coos Health Center

Physician's Signature: Debra S. Guzman ARNP-FNP-C Date: 1-5-2021

Physician's Name: Debra Guzman ARNP-FNP-C ID/License #: 201150057 NP
(Please Print or Type)

Address: 900 11th St. SE Bandon OR Phone #: 541-329-0154
97411