



Josephine County, Oregon

PLANNING

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February 27, 2015

NOTICE OF LAND USE REQUEST

The planning office has received an application for the land use described below. Review and approval of this request does not require a public hearing. Josephine County's Rural Land Development Code (RLDC) requires notice of the request be mailed to nearby property owners, affected agencies and organizations 15 days before a decision is made. This provides the public and others an opportunity to review the proposal and submit comments. The comments and other pertinent information are considered in making a final decision. The comments must address the standards and criteria that apply to the application and submitted within 15 days from the date of this notice in order to be considered.

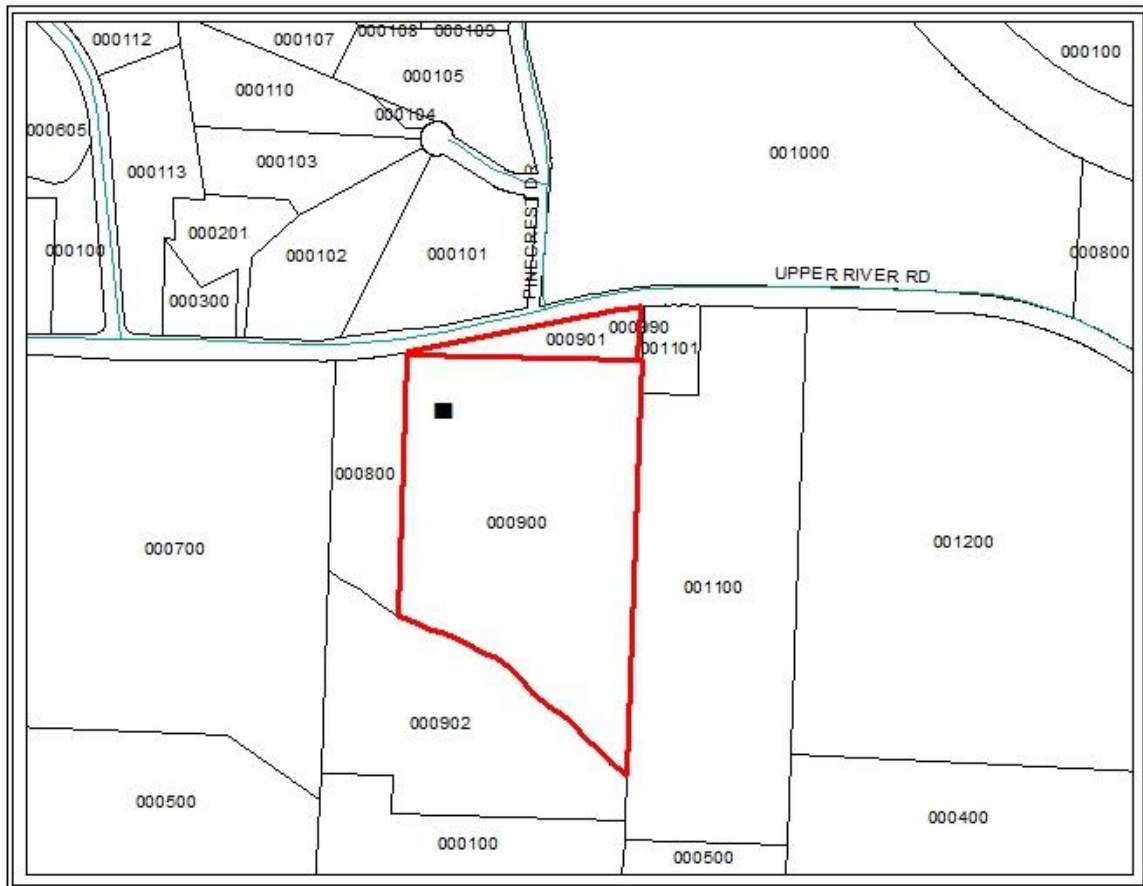
The application materials, as well as the applicable criteria, are available for review at the planning office. You may also talk to the planner listed below. Once the 15 day comment period closes, the planning staff will make a final decision. A decision notice is mailed to affected persons, agencies and organizations explaining the appeal procedures.

APPLICATION INFORMATION

(Map Attached)

- APPLICANT:** Daniel Reid
- LOCATION:** 2803 Upper River Road
- LEGAL:** 36-06-14-A0, TL 900 & 901
- ZONE:** Exclusive Farm (EF)
- REQUEST:** If approved, this request will allow a landscape contracting business in conjunction with a nursery in the Exclusive Farm Zone.
- CRITERIA:** The criteria (*listed by citation and caption only*) applicable to the request: **Rural Land Development Code:** Section 64.060 ~ General Requirements for Conditional Uses; Section 64.095.B ~ Property Development Standards; Section 45.030 ~ Review Standards & Criteria, **County Goals and Policies:** Goal 1 ~ To Preserve and Maintain Agricultural Lands and the Rural Character of Josephine County; Goal 5 ~ To Diversify, Expand and Stabilize Economic Opportunities for the Betterment of the County. **Statewide Goals, Statute, Rules:** Goal 3 ~ Agricultural Land; Goal 9 ~ Economic Development; ORS 215.283(2)(z) ~ Uses Permitted in Exclusive Farm Zones in Nonmarginal Lands Counties. Link to the Rural Land Development Code: <http://www.co.josephine.or.us/Code.asp>
- PLANNER:** Grace Zilverberg (541) 474-5421, Ext 5427; Email: gzilverberg@co.josephine.or.us
- DEADLINE:** Comments are due no later than **5PM March 14, 2015.**

CONDITIONAL USE



SUBJECT PROPERTY
2803 UPPER RIVER ROAD

