

Josephine County, Oregon



Community Development - Planning Division

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March 21, 2017

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.

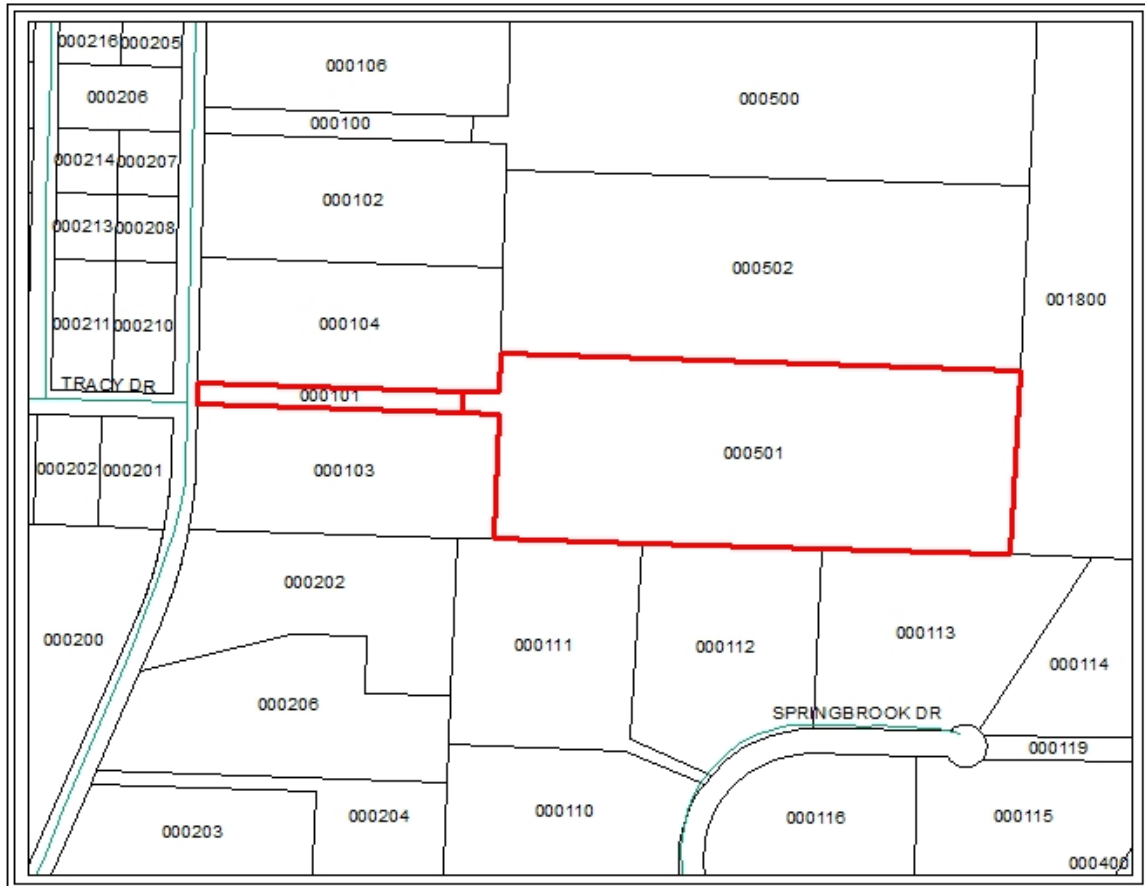
The application materials, as well as the applicable criteria, are available for review at the planning office. You may also talk to the planner listed below. Once the 15 day comment period closes, the planning staff will make a final decision. A decision notice is mailed to affected persons, agencies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

APPLICATION INFORMATION

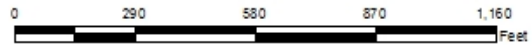
(Map Attached)

- OWNER/APPLICANT:** Adam Hoke
- LOCATION:** Board Shanty Creek Road
- LEGAL:** 37-05-16-DC, Tax Lot (TL) 101 & 37-05-16-D0, Tax Lot (TL) 501
- ZONE:** Forest Commercial (FC) & Rural Residential (RR-5)
- REQUEST:** If approved, this request will allow placement of a single-family dwelling and accessory structure in the Forest Commercial zone with access off Board Shanty Creek Road.
- CRITERIA:** The criteria (*listed by citation and caption only*) applicable to the request: **Rural Land Development Code:** Section 65.060 ~ General Criteria for Conditional Uses & New Dwellings; Section 65.070.C ~ Standards & Criteria for New Dwellings, The Template Test; Section 65.080 ~ Siting Standards. **County Goals and Policies:** Goal 2 ~ To Conserve and Develop the Forest Lands of Josephine County. **Statewide Goals, Statute, Rules:** Goal 4 ~ Forest Lands; OAR 660-006-0027 ~ Dwellings in the Forest Lands; OAR 660-006-0029 ~ Siting Standards for Dwellings and Structures in Forest Zones; ORS 215.700-755 ~ Farmland and Forestland Zones. Link to the Rural Land Development Code: <http://www.co.josephine.or.us/Code.asp>
- PLANNER:** Grace Zilverberg (541) 474-5427; Email: gzilverberg@co.josephine.or.us
- DEADLINE:** **Comments to be submitted 'must be in writing' are due no later than 5PM April 5, 2017, on the 15th day from the postmark date. If the deadline falls on a weekend, the deadline shall be extended to the following Monday.**



FOREST DWELLING



SUBJECT PROPERTY
BOARD SHANTY CREEK ROAD



1:4,850

-  Streets
-  Taxlots

The information on this map is furnished for general interest purposes only. This information is provided without warranties of any kind, express or implied, and it should not be used to support any purchase or other investment. Neither Josephine County, Cave Junction, nor Grants Pass will accept responsibility for any errors or inaccuracies in the depicted information.



Date: 3/20/2017

