

NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that the Eagle Point Planning Commission will conduct a public hearing on Tuesday, January 17, 2017 at 7:00 p.m. in the City Council Chambers at City Hall, 17 South Buchanan Avenue, Eagle Point, Jackson County, Oregon to consider an application requesting approval to remove the existing home at 119 Tabor Avenue and replace it with two triplexes (6 residential units total), with surface parking and a landscaped area at the front/street side of the property. This is a permitted use in the R-3 Multi-Family Medium Density zoning district, subject to Site Plan & Landscape Approval by the Planning Commission.

Planning Action File Number: PA #16-09:SPR
Site Plan & Landscape Review
(Tabor Avenue Triplexes)

Applicant/Agent: Michael Bull, Bull Engineering LLC
Owner: Jason Rowan, Row Van Investments LLC

The decision-making process for Site Plan & Landscape Approvals is established in Eagle Point Zoning Ordinance, chapter 17.60. This application involves a Type A quasi-judicial, discretionary decision by the Planning Commission.

This hearing provides an opportunity for testimony and questions to be answered. Testimony and written comment must be directed to the criteria applicable to the proposal. Relevant approval criteria is contained in Eagle Point Zoning Ordinance Chapters 17.60 (Site Plan and Landscape Review), and 17.96 (Notice & Hearing Procedure), as well as; the Land Use, Transportation, and Citizen Involvement elements of the Comprehensive Plan. Although comments may be provided at any time up to and during a public hearing, it is preferred that they be submitted in writing to Mike Upston, Planning Director, at mikeupston@cityofeaglepoint.org at least two weeks prior to the Planning Commission hearing so they may be incorporated into the materials being prepared for it.

Pursuant to ORS 197.763 (3) (e), failure to raise an issue during this hearing, in person or in writing, or failure to raise an issue with sufficient specificity to afford the decision-maker and the parties an opportunity to respond to the issue will preclude the ability to appeal based on that issue.

The application and applicable criteria may be viewed now, and staff findings and recommendations will be available for public review seven days prior to the Planning Commission public hearing at www.cityofeaglepoint.org.

Notice to mortgagee, lienholder, vendor or seller: ORS Chapter 215 requires that if you receive this notice it must be promptly forwarded to the purchaser.