



City of Eagle Point

Notice of Public Hearings

NOTICE IS HEREBY GIVEN that the Eagle Point City Council will conduct a public hearing on Tuesday, February 13 at 6:00 p.m. in the City Council Chambers at City Hall, 17 South Buchanan Avenue, to consider an application requesting approval for an 80-lot Tentative Subdivision Plan at 775 Alta Vista Drive. Meeting attendance may be in-person, or via Zoom by registering in advance at: www.cityofeaglepoint.org.

Project Name: The Talons at Eagle Point
Planning Action File Number: PA #23-11:SUB, Tentative Subdivision Plan
Applicant: Tim Wyatt, Skycrest Development LLC
Owner: The Talons of EP VC LLC and Eagle Point Vistas LLC

The decision-making process for a Tentative Subdivision Plan is provided in EPMC Chapters 16.08 and 16.12. Since the development project has already received Planning Commission approval for all land use decisions over which they have decision-making authority (issued 9/19/23) and the project has already commenced construction, the application for Tentative Subdivision Plan approval is being advanced directly to the City Council.

The hearing will provide 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 Municipal Code Chapters 16.08 & 16.12 (Subdivision Regulations – Tentative Plans and Hearings on Tentative Plans); and 17.96 (Notice & Hearing Procedures). In addition, the proposal must be found to be consistent with the relevant elements of the Comprehensive Plan.

Although public comments may be provided at any time up to and during a hearing, it is preferred that they be submitted in writing to Mike Upston, Community Development Director, at mikeupston@cityofeaglepoint.org within 10 – 14 days of receiving this notice so that appropriate project modifications may be made if possible.

Pursuant to ORS 197.797, failure to raise an issue during a 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 review seven days prior to the City Council 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.

NOTICE DATE: December 22, 2023

*Bulletin Board at City Hall – December 22, 2023
City Website – December 22, 2023
URI Newspaper – Expected Feb 7, 2024*

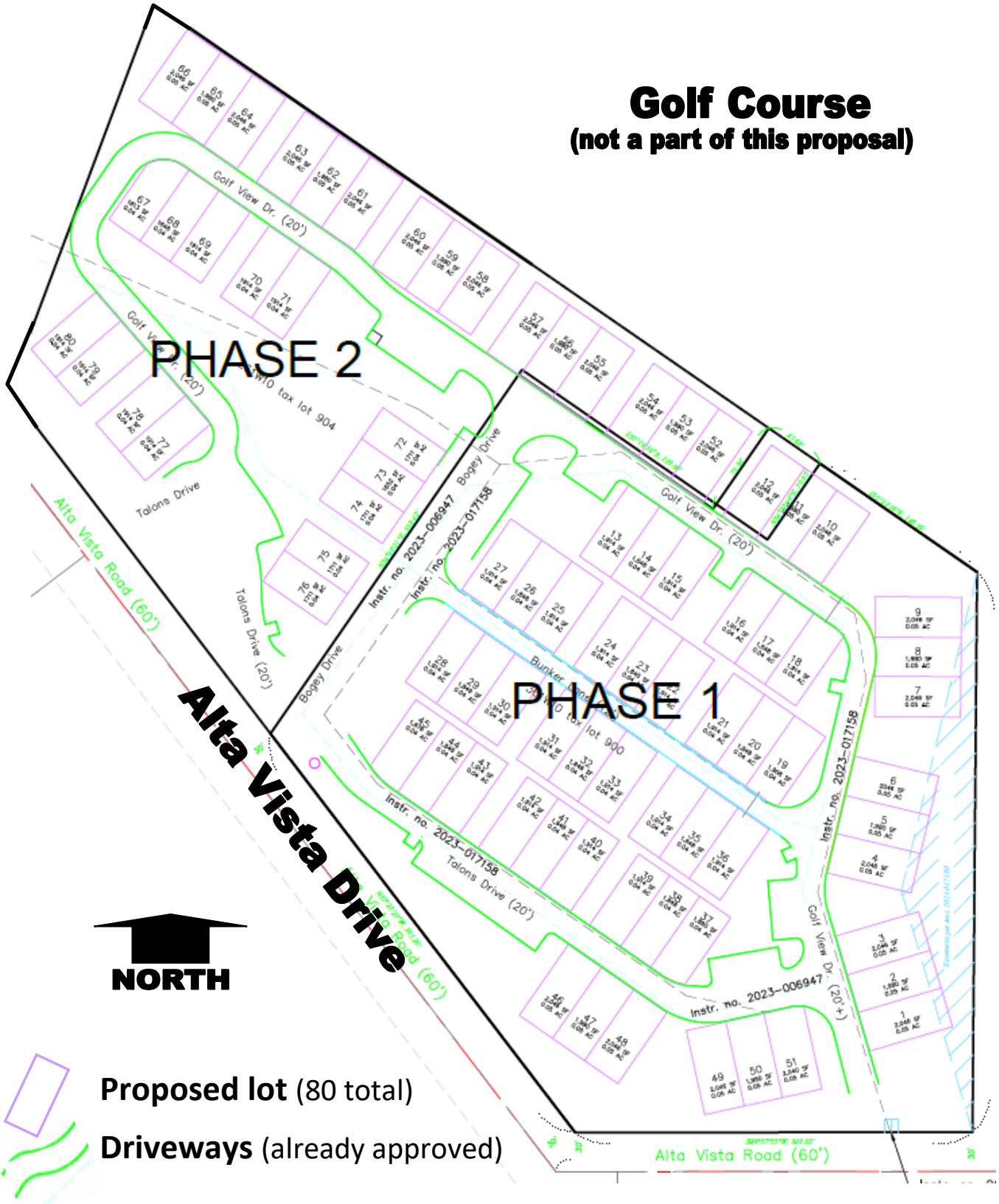
Other side for project site plan →



Mailed to property owners within 200 ft of the project site and inside the Eagle Point Urban Growth Boundary (min 100' req'd)

MEETING AGENDA AND PACKET ON CITY WEBSITE PRIOR TO PUBLISHED MEETING DATES
(www.cityofeaglepoint.org)

If a physical accommodation is needed to participate in this meeting, please contact the City Recorder at 541-826-4212 ext. 106 or TTY/TDD 711 or 800-735-2900. Notification of at least 48 hours prior to the meeting will assist the City in providing reasonable accommodations. (28 CFR 35.102-35.104 ADA Title II).

Golf Course
(not a part of this proposal)



-  Proposed lot (80 total)
-  Driveways (already approved)

TENTATIVE SUBDIVISION PLAN
Proposal to subdivide the already-approved (and under construction) Talons at Eagle Point townhome development into 80 individual legal lots.