



**NOTICE OF REQUEST  
FOR CURRY COUNTY ADMINISTRATIVE ACTION  
ON A SPECIFIC LAND USE PROPOSAL**

October 22, 2020

Application P-2006

**I. LAND USE ACTION**

**Type of Land Use Action:** Applicant requests preliminary approval to divide a 10.53 acre property into three (3) parcels. As proposed, Parcel 1 will be 0.42 acres, Parcel 2 will be 0.39 acres, and Parcel 3 will be 9.71 acres. This property has Residential-Two (R-2) zoning and is within the Gold Beach Urban Growth Boundary.

**Nature of Use Which Could Be Authorized:**  
Preliminary approval of a partition as stated above.

**II. APPLICABLE CRITERIA**

Curry County Zoning Ordinance

- Section 3.110 Residential-Two Zone (R-2).
- Section 3.111 Lot Size and Dwelling Density.
- Section 4.050 Access Management.

Curry County Land Division Ordinance

- Article II: Minor Partitions
- Article VI: Requirements for All Divisions of Land

**III. APPLICANT AND SUBJECT PROPERTY**

Property Owner: Deborah A. Lander

Applicant: Deborah A. Lander

Location: ~1400 ft east of Saunders Creek Rd's intersection with Jerrys Flat Rd

Addresses: Off Saunders Creek Rd

Assessor's Map: 3614-21

Tax Lot: 2101

**IV. PLANNING DIRECTOR'S REVIEW**

You are invited to submit written comment regarding this pending application prior to the date upon which the decision will be rendered. The Planning director will render a decision on this request after **Friday, November 20, 2020**. Written comments regarding this matter must be received by the Planning Director no later than 5:00 pm **Friday, November 20, 2020** to be considered in the decision.

Send written response to this notice to: Curry County Community Development – Planning Division; 94235 Moore St., Suite 113, Gold Beach, Oregon, 97444.

**V. OTHER INFORMATION**

**REQUIRED STATUTORY NOTICE:** ORS 197.763 (3)(e) states that failure to raise an issue either in person or by letter or failure to provide statements or evidence sufficient to allow the decision maker an opportunity to respond to the issue precludes appeal to Land Use Board of Appeals on that issue.

**DOCUMENTS AND STAFF REPORT:** A copy of the file containing the application, all documents and evidence submitted by or on behalf of the applicant and applicable criteria are available for review at no cost at the Department of Community Development office. Copies of the above documents can be obtained at the Department of Community Development office for a copy charge of \$0.25 per page.

**GENERAL EXPLANATION of the Requirements for submission of testimony and the procedure for conduct of hearings:**

Persons may submit documents or evidence to the record of the decision on this matter until the comment period is declared closed by the Planning Director. All written evidence or documents submitted by mail, e-mail or FAX must be received by the staff prior to the end of the comment period in order to ensure that the material will be submitted to the record. All written evidence and documents submitted should be legible, page numbered and identified with the application number indicated on this notice.

For further information regarding this notice, please contact:

Nancy O'Dwyer at: [ODwyerN@co.curry.or.us](mailto:ODwyerN@co.curry.or.us) or (541) 247-3284

Becky Crockett at: [CrockettB@co.curry.or.us](mailto:CrockettB@co.curry.or.us), or (541) 247-3228.

