



Curry County Community Development

94235 MOORE STREET, SUITE 113
GOLD BEACH, OREGON 97444
Phone (541) 247-3304

NOTICE OF REQUEST FOR YOUR RESPONSE TO A SPECIFIC LAND USE PROPOSAL BY ADMINISTRATIVE ACTION

July 20, 2021

I. LAND USE ACTION

Application AD-2114

Type of Land Use Action: A request for a conditional use approval to reside in a Recreational Vehicle during construction of a single-family dwelling on a 2.93-acre parcel zoned Rural Commercial (RC). The request will be the subject of an Administrative Decision under the authority granted by Section 2.060 (1), and in accordance with the procedural requirements of Sections 2.090, 2.100 and 2.110 of the Curry County Zoning Ordinance (CCZO).

Nature of Use Which Could Be Authorized: Use of a Recreational Vehicle as a temporary residence during the construction of a single-family dwelling.

II. APPLICANT AND SUBJECT PROPERTY

Applicant: Stanley Stegall

Property Owner: Stanley C. and Cynthia L. Stegall

Assessor Map: Township 34 South, Range 14 West W.M., Section 20
Tax Lot: 208

Situs Address: 37005 Arizona Ranch Rd, Port Orford, OR 97465

Location: This property is on Arizona Ranch Rd, less than a ¼ mile from its intersection with US Highway 101. This property is outside the City of Port Orford Urban Growth Boundary (UGB).

III. APPLICABLE CRITERIA

The following criteria of the Curry Co. Zoning Ordinance will be addressed in reviewing this application:

Section 3.130. Rural Commercial Zone

Table 3.130. Conditional Uses Subject to Administrative Approval by the Planning Director

Section 7.010. Authorization to Grant or Deny Conditional

Section 7.040 Standards Governing Conditional Uses

Section 7.050 Time Limit on a Permit for Conditional Uses

IV. PLANNING DIRECTOR'S REVIEW

You are invited to submit written comments regarding the pending decision on this matter prior to the date upon which the decision is to be rendered. The decision for this request will be rendered by the Planning Director after the **Tuesday, August 17, 2021**. Written comments regarding this matter must be received by the Planning Director no later than **5:00 p.m. PST on Tuesday, August 17, 2021**, to be considered in the decision. Written response to this notice must be sent to the Curry County Community Development - Planning Division; 94235 Moore St, Suite 113, Gold Beach, OR 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: The application file containing all documents and evidence submitted by, or on behalf of, the applicant and applicable criteria is available for review at the Community Development – Planning Department office. Documents from the application file can be obtained for a copy fee (\$0.25/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 or Becky Crockett at: CrockettB@co.curry.or.us, or

