

CITY OF SCAPPOOSE
NOTICE OF A QUASI-JUDICIAL LAND USE PUBLIC HEARING

Docket # CU1-17

Chris Iverson has requested approval of an application for a Conditional Use Permit (CU 1-17) to allow for the reconstruction of a non-conforming duplex in the R-4 zoning district after discontinuance of more than one year. The site is located at 52714 NE 2nd Street, southeast of the NE 2nd Street and NE Williams Street intersection, on property described as Columbia County Assessor Map # 3212-AC-01900.

The hearing is scheduled for Thursday, November 9, 2017, at 7:00 p.m. in the Council Chambers of the Scappoose City Hall located at 33568 East Columbia Avenue. Verbal and written testimony will be taken in regard to the request.

The Planning Commission's decision on the above public hearing items must be based on findings that a specific set of criteria have been or have not been met. Comments submitted in regard to the application should be directed toward applicable sections of Title 17 (Land Use and Development) of the Scappoose Municipal Code, with particular emphasis on Chapters 17.50 (R-4, Moderate Density Residential); Chapter 17.106 (Off-Street Parking and Loading Requirements); Chapter 17.130 (Conditional Use); 17.132 (Non-conforming Use); and 17.162 (Procedures for Decision Making--Quasi-Judicial).

The decision-making criteria, application, and records concerning this matter are available in the Scappoose Community Development Center office at 52610 NE 1st Street, Scappoose, Oregon during working hours or by calling (503) 543-7184.

Interested parties may submit written comments to the City of Scappoose, City Planner, 33568 E. Columbia Avenue, Scappoose, Oregon, 97056 or fax comments to (503) 543-5679 by 5:00 p.m. Wednesday, November 8, 2017. Failure to raise an issue in person, by letter, or fax prior to the close of the public comment period, or failure to provide sufficient specificity to afford the decision-maker an opportunity to respond to the issue, precludes appeal on that issue.

The City of Scappoose does not discriminate on the basis of handicap status in its programs and activities. If special accommodations are necessary please contact the City Recorder at City Hall, (503) 543-7146. This notice also posted on the City's website at www.ci.scappoose.or.us.

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SUSAN PENTECOST, CITY RECORDER

TTY 1-503-378-5938

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