



Oregon

Theodore R. Kulongoski, Governor

Department of Land Conservation and Development

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Salem, Oregon 97301-2524

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Second Floor/Director's Office: (503) 378-5518

Web Address: <http://www.oregon.gov/LCD>

NOTICE OF ADOPTED AMENDMENT

March 9, 2006

TO: Subscribers to Notice of Adopted Plan
or Land Use Regulation Amendments

FROM: Mara Ulloa, Plan Amendment Program Specialist

SUBJECT: City of Salem Plan Amendment
DLCD File Number 030-05



The Department of Land Conservation and Development (DLCD) received the attached notice of adoption. A copy of the adopted plan amendment is available for review at the DLCD office in Salem and the local government office. This adoption was adopted by the City on February 7, 2006, and passed the 21-day appeal period from the date of the adoption.

Appeal Procedures*

DLCD DEADLINE TO APPEAL: Acknowledged under ORS 197.625 and ORS 197.830 (9)

This amendment was submitted to DLCD for review 45 days prior to adoption. Pursuant to ORS 197.625 if no notice of intent to appeal is filed within the 21-day period set out in ORS 197.830 (9), the amendment to the acknowledged comprehensive plan or land use regulation or the new land use regulation shall be considered acknowledged upon the expiration of the 21-day period.

Under ORS 197.830 (9) a notice of intent to appeal a land use decision or limited land use decision shall be filed not later than 21 days after the date the decision sought to be reviewed becomes final.

***NOTE: THE APPEAL DEADLINE IS BASED UPON THE DATE THE DECISION WAS ADOPTED BY LOCAL GOVERNMENT. A DECISION MAY HAVE BEEN MAILED TO YOU ON A DIFFERENT DATE THAN IT WAS MAILED TO DLCD.**

Cc: Gloria Gardiner, DLCD Urban Planning Specialist
Rob Hallyburton, DLCD Community Services Division Manager
Melissa Hardy, City of Salem

<paa> ya/

NOTICE OF ADOPTION

This form must be mailed to DLCD within 5 working days after the final decision per ORS 197.610, OAR Chapter 660 - Division 18

DEPT OF

MAR 03 2006

Jurisdiction City of Salem

Local File Number CPC/ZC 05-15

LAND CONSERVATION AND DEVELOPMENT

(if no number, use none)

Date of Adoption February 7, 2006

Date Mailed March 1, 2006

(must be filled in)

(Date mailed or sent to DLCD)

Date the Notice of Proposed Amendment was mailed to DLCD December 15, 2005

Comprehensive Plan Text Amendment Comprehensive Plan Map Amendment

Land Use Regulation Amendment Zoning Map Amendment

New Land Use Regulation

Other: _____

(Please specify Type of Action)

Summarize the adopted amendment. Do not use technical terms. Do not write "See Attached."

Changed the Salem Area Comprehensive Plan designation from "Commercial General" to "Industrial Commercial" and changed the zoning from CG (Commercial General) to IC (Industrial Commercial) for property located at 2399 Salem Dallas Highway NW.

Describe how the adopted amendment differs from the proposed amendment. If it is the same, write "Same". If you did not give notice of the proposed amendment, write "N/A."

Same

Plan Map Change From Commercial General to Industrial Commercial

Zone Map Change From CG (Commercial General) to IC (Industrial Commercial)

Location: 2399 Salem Dallas Highway NW

Acres Involved: 17,377 Square Feet

Specify Density: Previous: _____

New: _____

Applicable Statewide Planning Goals: _____

Was an Exception adopted? Yes No

Did the Department of Land Conservation and Development receive a Notice of Proposed Amendment **FORTY FIVE (45) days prior to the first evidentiary hearing?** Yes No

If no, do the Statewide Planning Goals apply. Yes No

If no, did the Emergency Circumstances Required immediate adoption. Yes No

Affected State or Federal Agencies, Local Governments or Special Districts: _____

Local Contact: Melissa Hardy, Associate Planner

Area Code + Phone Number: (503) 588-6173, ext. 7556

Address: 555 Liberty Street SE, Room 305

City: Salem

Zip Code+4: 97301-3503

Email Address: mhardy@cityofsalem.net

DLCD File No: 030-05(14887)

PLANNING COMMISSION

PLANNING DIVISION
555 LIBERTY ST. SE/ROOM 305
SALEM, OREGON 97301
PHONE: 503-588-6173
FAX: 503-588-6005



RESOLUTION NO.: PC 06-4

COMPREHENSIVE PLAN CHANGE/ZONE CHANGE 05-15

WHEREAS, a petition for a Comprehensive Plan change from

“Commercial” to “Industrial Commercial,”

and zone change from

CG (Commercial General) to IC (Industrial Commercial)

for property located at

2399 Salem Dallas Highway NW

was filed by

Roland and Gail Isaac

with the Planning Commission of the City of Salem, and

WHEREAS, after due notice, a public hearing on the proposed changes was held before the Planning Commission on February 7, 2006, at which time witnesses were heard and evidence received; and

WHEREAS, the Planning Commission having carefully considered the entire record of this proceeding including the testimony presented at the hearing, after due deliberation and being fully advised; NOW THEREFORE

BE IT RESOLVED BY THE PLANNING COMMISSION OF THE CITY OF SALEM, OREGON:

Section 1. FINDINGS:

The Planning Commission hereby adopts as its findings of fact the staff report(s) on this matter dated February 7, 2006, herewith attached and by this reference incorporated herein.

Section 2. ORDER:


Based upon the foregoing findings and conclusions, it is hereby ordered:

(a) The proposed Comprehensive Plan change in this matter from “Commercial” to “Industrial Commercial” be granted;

(b) The zone change from CG (Commercial General) to IC (Industrial Commercial) for the above defined area be granted, subject to the following conditions:

- 1. Installation of billboards (outdoor advertising signage) is prohibited on the subject property.

ADOPTED by the Planning Commission this 7th day of February, 2006.

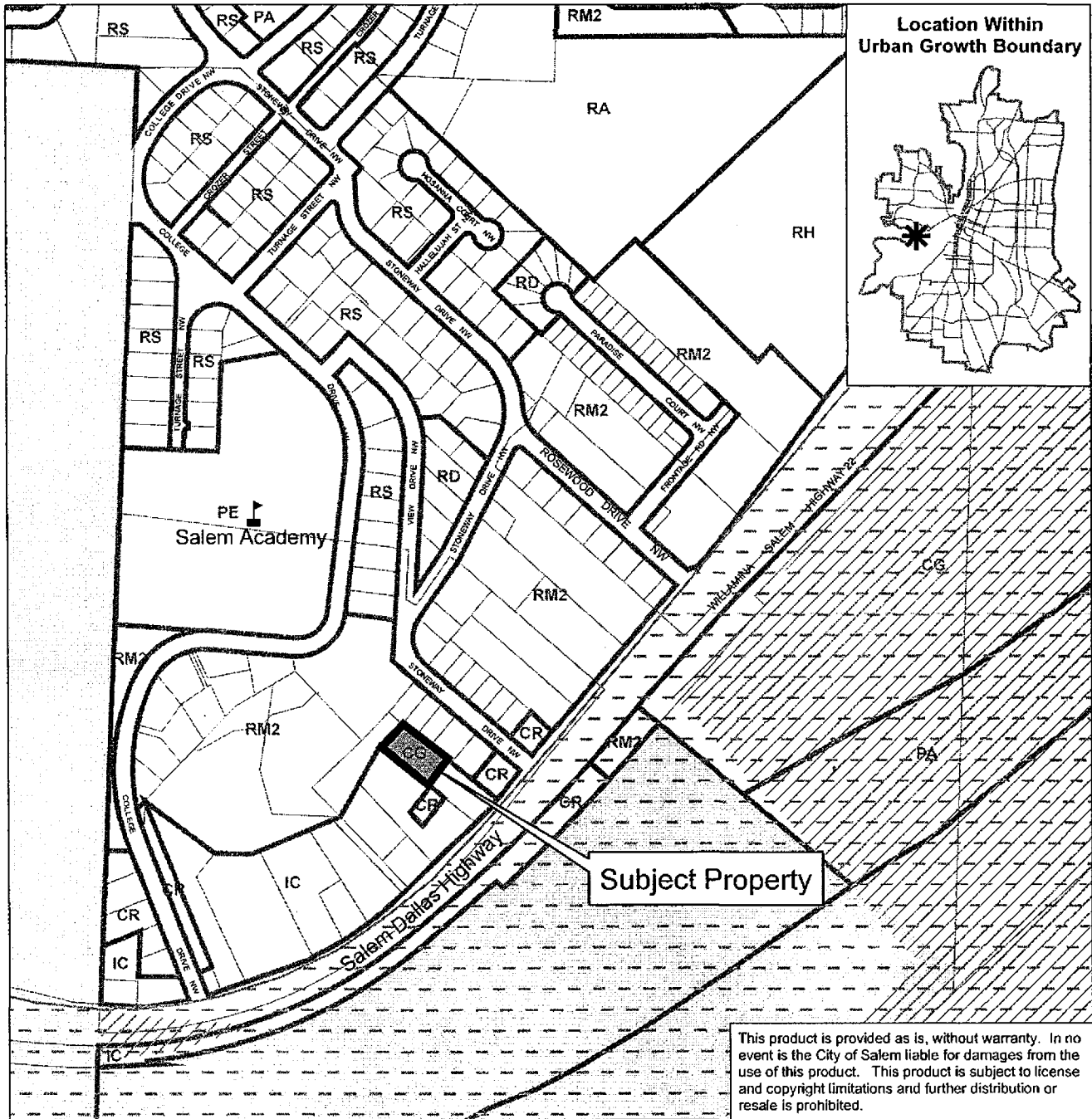

Resident, Planning Commission

APPEAL PERIOD ENDS: March 16, 2006

Copies of the staff report containing the Facts and Findings adopted by the Planning Commission are available upon request at Room 305, Civic Center, during City business hours, 8:00 a.m. to 5:00 p.m.

Planning Commission Vote: Yes 5 No 0 Absent 2 (Lewis, Wiles)






Vicinity Map - 2399 Salem Dallas Highway NW



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Created: 01-11-06

Salem Zoning

-  Existing Zoning
-  Willamette Greenway Overlay Zone *
-  Flood Plain/Way Overlay Zone **
-  Subject Property
-  Outside Salem City Limits

* For additional information contact the Planning Dept. at: 503-588-6173
 ** For precise location contact the Public Works Dept. at: 503-588-6211

0 87.5 175 350 Feet



CITY OF *Salem*
 AT YOUR SERVICE
 Community Development Dept.

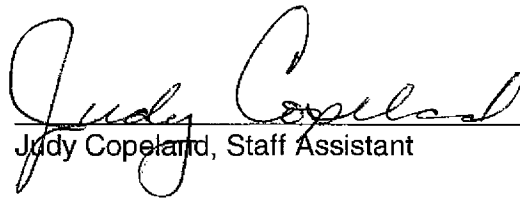
CERTIFICATION OF MAILING

STATE OF OREGON)
CITY OF SALEM)

I, Judy Copeland, do hereby certify that I, on the 1st day of March 2006 caused to be sent interoffice to the Department of Land Conservation and Development Notice of Adoption for CPC/ZC 05-15

A copy of which is filed in the case file.

DATED at Salem, Oregon, this 1st day of March 2006



Judy Copeland, Staff Assistant