



# Oregon

Theodore R. Kulongoski, Governor

Department of Land Conservation and Development

635 Capitol Street, Suite 150

Salem, OR 97301-2540

(503) 373-0050

Fax (503) 378-5518

www.lcd.state.or.us

## NOTICE OF ADOPTED AMENDMENT

May 22, 2007

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

FROM: Mara Ulloa, Plan Amendment Program Specialist

SUBJECT: City of Cottage Grove Plan Amendment  
DLCD File Number 002-07



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.

Appeal Procedures\*

**DLCD ACKNOWLEDGMENT or DEADLINE TO APPEAL: June 7, 2007**

This amendment was submitted to DLCD for review 45 days prior to adoption. Pursuant to ORS 197.830 (2)(b) only persons who participated in the local government proceedings leading to adoption of the amendment are eligible to appeal this decision to the Land Use Board of Appeals (LUBA).

If you wish to appeal, you must file a notice of intent to appeal with the Land Use Board of Appeals (LUBA) no later than 21 days from the date the decision was mailed to you by the local government. If you have questions, check with the local government to determine the appeal deadline. Copies of the notice of intent to appeal must be served upon the local government and others who received written notice of the final decision from the local government. The notice of intent to appeal must be served and filed in the form and manner prescribed by LUBA, (OAR Chapter 661, Division 10). Please call LUBA at 503-373-1265, if you have questions about appeal procedures.

**\*NOTE: THE APPEAL DEADLINE IS BASED UPON THE DATE THE DECISION WAS MAILED BY LOCAL GOVERNMENT. A DECISION MAY HAVE BEEN MAILED TO YOU ON A DIFFERENT DATE THAN IT WAS MAILED TO DLCD. AS A RESULT YOUR APPEAL DEADLINE MAY BE EARLIER THAN THE ABOVE DATE SPECIFIED.**

Cc: Gloria Gardiner, DLCD Urban Planning Specialist  
Marguerite Nabeta, DLCD Regional Representative  
Amanda Ferguson, City of Cottage Grove

<paa> ya

FORM 2

# DLCD

## 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

In person  electronic  mailed

**DEPT OF**

**MAY 18 2007**

**LAND CONSERVATION AND DEVELOPMENT**

For DLCD Use Only

Jurisdiction: **City of Cottage Grove**

Local file number: **ZC 1-07**

Date of Adoption: **5/14/2007**

Date Mailed: **5/17/2007**

Was a Notice of Proposed Amendment (Form 1) mailed to DLCD? **Yes** Date: 1/12/2007

Comprehensive Plan Text Amendment

Comprehensive Plan Map Amendment

Land Use Regulation Amendment

Zoning Map Amendment

New Land Use Regulation

Other:

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

Rezoned 33 properties in downtown Cottage Grove from C-2P Community Commercial to C-2 Central Business District.

Does the Adoption differ from proposal? No, no explanation is necessary

Plan Map Changed from:

to:

Zone Map Changed from: **C-2P Community Comm.** to: **C-2 Central Business**

Location: **see attached list**

Acres Involved:

Specify Density: Previous:

New:

Applicable statewide planning goals:

<b>1</b>	<b>2</b>	<b>3</b>	<b>4</b>	<b>5</b>	<b>6</b>	<b>7</b>	<b>8</b>	<b>9</b>	<b>10</b>	<b>11</b>	<b>12</b>	<b>13</b>	<b>14</b>	<b>15</b>	<b>16</b>	<b>17</b>	<b>18</b>	<b>19</b>
<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Was an Exception Adopted?  YES  NO

Did DLCD receive a Notice of Proposed Amendment..

45-days prior to first evidentiary hearing?

Yes  No

If no, do the statewide planning goals apply?

Yes  No

If no, did Emergency Circumstances require immediate adoption?

Yes  No

*DLCD #002-07 (15800)*

**DLCD file No.** \_\_\_\_\_

Please list all affected State or Federal Agencies, Local Governments or Special Districts:

ODOT

---

Local Contact: **Amanda Ferguson**

Phone: **(541) 942-3340** Extension: **124**

Address: **400 Main Street**

Fax Number: **541-942-1267**

City: **Cottage Grove**

Zip: **97424-**

E-mail Address: **planner@cottagegrove.org**

---

### **ADOPTION SUBMITTAL REQUIREMENTS**

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

1. Send this Form and **TWO Complete Copies** (documents and maps) of the Adopted Amendment to:

**ATTENTION: PLAN AMENDMENT SPECIALIST  
DEPARTMENT OF LAND CONSERVATION AND DEVELOPMENT  
635 CAPITOL STREET NE, SUITE 150  
SALEM, OREGON 97301-2540**

2. Electronic Submittals: At least **one** hard copy must be sent by mail or in person, but you may also submit an electronic copy, by either email or FTP. You may connect to this address to FTP proposals and adoptions: **webserver.lcd.state.or.us**. To obtain our Username and password for FTP, call Mara Ulloa at 503-373-0050 extension 238, or by emailing **mara.ulloa@state.or.us**.
3. Please Note: Adopted materials must be sent to DLCD not later than **FIVE (5) working days** following the date of the final decision on the amendment.
4. Submittal of this Notice of Adoption must include the text of the amendment plus adopted findings and supplementary information.
5. The deadline to appeal will not be extended if you submit this notice of adoption within five working days of the final decision. Appeals to LUBA may be filed within **TWENTY-ONE (21) days** of the date, the Notice of Adoption is sent to DLCD.
6. In addition to sending the Notice of Adoption to DLCD, you must notify persons who participated in the local hearing and requested notice of the final decision.
7. **Need More Copies?** You can now access these forms online at **http://www.lcd.state.or.us/**. Please print on **8-1/2x11 green paper only**. You may also call the DLCD Office at (503) 373-0050; or Fax your request to: (503) 378-5518; or Email your request to **mara.ulloa@state.or.us** - ATTENTION: PLAN AMENDMENT SPECIALIST.

Ordinance No. 2944

AN ORDINANCE AMENDING TITLE 18 OF THE COTTAGE GROVE  
MUNICIPAL CODE, THE CITY WIDE ZONING MAP,  
33 PROPERTIES IN DOWNTOWN AREA

THE CITY OF COTTAGE GROVE ORDAINS AS FOLLOWS:

Section 1. Purpose. The purpose of this ordinance is to amend the adopted citywide "zoning map" to identify the rezoning of properties surrounding the existing Central Business District within the Local Improvement District, as shown in the map(s) attached as Exhibit "A", and detailed in Exhibit "B".

Section 2. Procedural Compliance. This amendment is in compliance with Title 18, Chapter 18.58 of the Municipal code of the City of Cottage Grove and is based upon the City Council determination, after a Planning Commission public hearing and recommendation, that the zone change (ZC-1-07) is a proper implementation of the City Comprehensive Land Use Plan and, therefore, is in the public interest and serves the health, safety, and welfare of the citizens of the City of Cottage Grove.


Section 3. Amendment. The citywide "zoning map" which is a part of the Title 18 is hereby amended as follows with respect to the properties described as Map 20-03-28-33 TL 4300; Map 20-03-28-34 TL 4200, 4300, 4400, 4500, 4600, 5200, 5300, 5900, 6000, 6100, 6200; Map 20-03-28-31 TL 3800, 8500, 8700, 8900, 14900, 15000, 15300, 15400, 15800, 15900, 16200, 16201, 16300, 16600, 16601, 16700, 16800, 17100, 17200, 17300, 17400:

Change of zoning district classification from C-2P Community Commercial, to C-2 Central Business District.

PASSED BY THE COUNCIL AND APPROVED BY THE MAYOR THIS 14<sup>th</sup> DAY  
OF MAY, 2007.

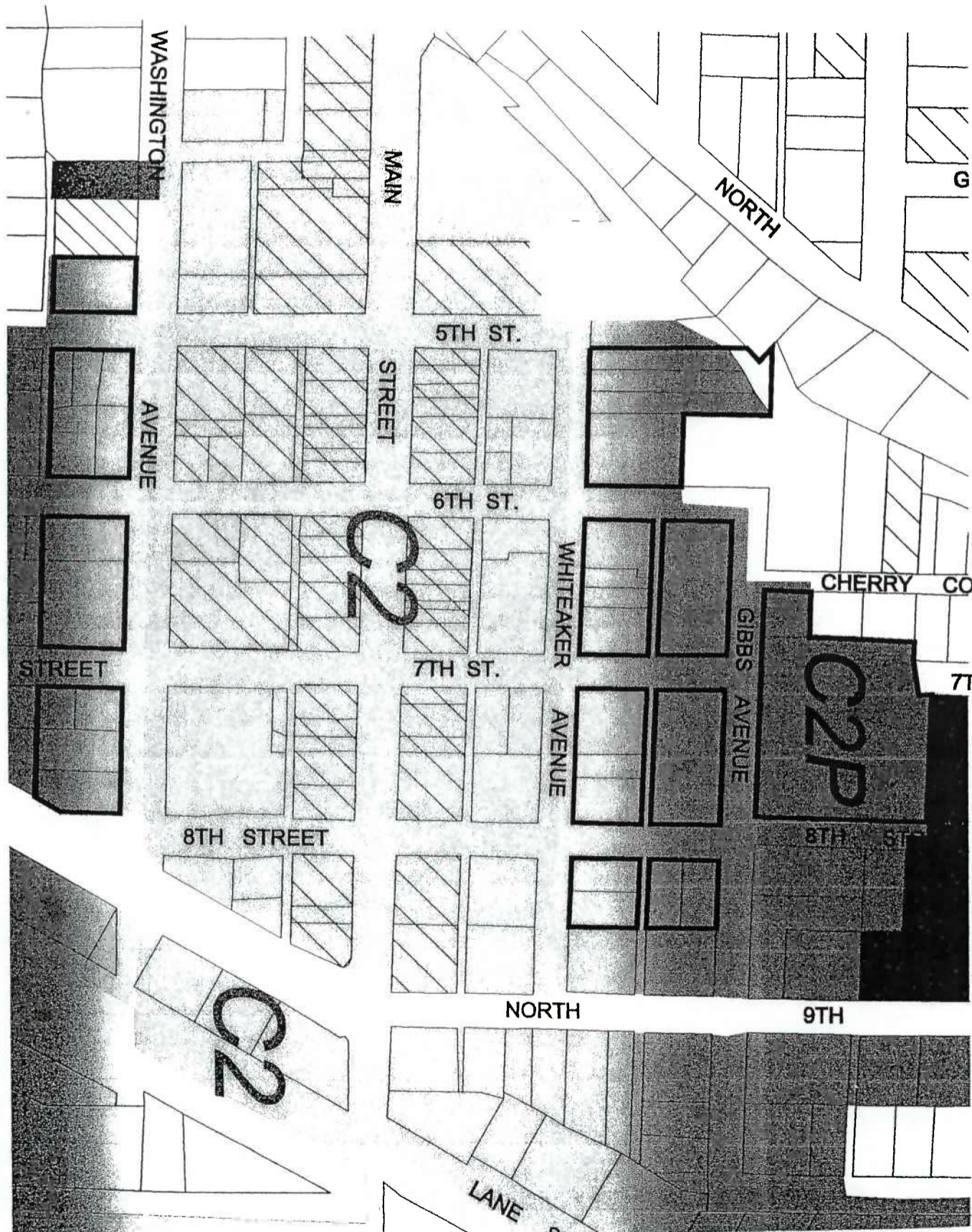
  
Richard Meyers, City Manager

Dated: May 14, 2007

  
Gary Williams, Mayor

Dated: May 14, 2007

EXHIBIT 'A'  
TO ORDINANCE NO. 2944



**EXHIBIT B TO ORDINANCE NO. 2944 :**  
**PROPERTIES AFFECTED BY PROPOSED ZONE CHANGE ZC 1-07**  
**C-2P TO C-2**

<b>Owner:</b>	<b>Address:</b>	<b>Map:</b>	<b>Tax Lots:</b>	<b>Acreage:</b>
Old Time Gospel Fellowship	103 S. 5 <sup>th</sup> Street	20-03-28-33	4300	0.21
D & G Holdings Inc		20-03-28-34	4200	0.08
D & G Holdings Inc		20-03-28-34	4300	0.12
Dennis & Lorena Mitchell	119 S. 6 <sup>th</sup> Street	20-03-28-34	4400	0.13
D & G Holdings Inc	120 S. 5 <sup>th</sup> Street	20-03-28-34	4500	0.05
D & G Holdings Inc		20-03-28-34	4600	0.12
Sweetgrass Investments	104 S. 6 <sup>th</sup> Street	20-03-28-34	5200	0.18
Lund Diversified Inc	617 E Washington	20-03-28-34	5300	0.41
Les Schwab Tire Center #209		20-03-28-34	5900	0.08
Les Schwab Tire Center #209		20-03-28-34	6000	0.1
Les Schwab Tire Center #209		20-03-28-34	6100	0.17
Les Schwab Tire Center #209	109 Hwy 99 S	20-03-28-34	6200	0.15
Walter & Chris Ulbricht	624 E. Gibbs Ave.	20-03-28-31	3800	0.11
City of Cottage Grove	700 E. Gibbs Ave.	20-03-28-31	8500	1.47
Herbert & Marilyn Helsel	205 N. 9 <sup>th</sup> Street	20-03-28-31	8700	0.3
Cnythia Coop	211 N. 9 <sup>th</sup> Street	20-03-28-31	8900	0.25
Church of Christ	522 E. Whiteaker	20-03-28-31	14900	0.33
James & Karen Winters	514 E. Whiteaker	20-03-28-31	15000	0.18
James & Karen Winters	508 E. Whiteaker	20-03-28-31	15300	0.17
Nicole Rychenbusch/E. Lahussen	502 E. Whiteaker	20-03-28-31	15400	0.16
City of Cottage Grove	630 E. Whiteaker	20-03-28-31	15800	0.16
Robin & Carolyn Eichner	626 E. Whiteaker	20-03-28-31	15900	0.07
Central Coast Publishing Inc	116 N. 6 <sup>th</sup> Street	20-03-28-31	16200	0.17
Central Coast Publishing Inc	620 E. Whiteaker	20-03-28-31	16201	0.06
Western Oregon Community Bank	625 E. Gibbs Ave.	20-03-28-31	16300	0.45
City of Cottage Grove	105 N. 8 <sup>th</sup> Street	20-03-28-31	16600	0.15
Darold & Leslie Stutz	728 E. Whiteaker	20-03-28-31	16601	0.08
David & Denise Kelp	704 E. Whiteaker	20-03-28-31	16700	0.22
Efren Guitron	725 E. Gibbs Ave.	20-03-28-31	16800	0.45
Robert & Mary Hamilton		20-03-28-31	17100	0.12
Conrad Properties Llc		20-03-28-31	17200	0.11
Walter & Chris Ulbricht	123 N. 8 <sup>th</sup> Street	20-03-28-31	17300	0.11
Walter & Chris Ulbricht	136 N. 8 <sup>th</sup> Street	20-03-28-31	17400	0.12

**Total Acres: 7.04**