NOTICE OF ADOPTED AMENDMENT

12/11/2009

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

FROM: Plan Amendment Program Specialist

SUBJECT: City of Monroe Plan Amendment
DLCD File Number 002-09

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: Thursday, December 24, 2009

This amendment was submitted to DLCD for review 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 THAT IT WAS MAILED TO DLCD. AS A RESULT, YOUR APPEAL DEADLINE MAY BE EARLIER THAN THE ABOVE DATE SPECIFIED.

Cc: Jim Minard, City of Monroe
Gloria Gardiner, DLCD Urban Planning Specialist
Ed Moore, DLCD Regional Representative
Bill Holmstrom, DLCD Transportation Planner
Angela Lazarean, DLCD Urban Planner

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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

Jurisdiction: CITY OF MONROE

Date of Adoption: 11-23-2009

Local file number: N/A

Date Mailed: 12-3-2009

Was a Notice of Proposed Amendment (Form 1) mailed to DLCD? Select one:

☐ 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”.

CONVERTED INDUSTRIAL LAND TO COMMERCIAL.

Does the Adoption differ from proposal? Please select one

☐ No

Plan Map Changed from: INDUSTRIAL to: COMMERCIAL

Zone Map Changed from: INDUSTRIAL to: COMMERCIAL

Location:

Specify Density: Previous:

Applicable statewide planning goals:

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 file No. 002-09 (17764) [15874]
Please list all affected State or Federal Agencies, Local Governments or Special Districts:

Monroe School District, Benton County Library District, equt

Local Contact: Jim Munro Phone: 541.897.5778 Extension:
Address: P.O. Box 486 Fax Number: 577-5775
City: Monroe Zip: 97456 E-mail Address: cimunro@gmail.com

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, or by emailing
   larry.french@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 larry.french@state.or.us - Attention: Plan
   Amendment Specialist.

Updated March 17, 2009
ORDINANCE NO. 09-260

An Ordinance Amending the City Of Monroe Comprehensive Plan Map and Zoning Map to Change the Zoning Designation of Certain Land within the City from Industrial (M) to Commercial (C).

WHEREAS, the Monroe Planning Commission held a public hearing on October 12, 2009, on the proposed Comprehensive Plan and Zoning Map amendments, and public notice of said meeting was published in the Tri-County News, a newspaper of general circulation in the City of Monroe, and the public was offered an opportunity to testify along with statements from various officials and staff and the contents of that meeting have been reduced to written form; and

WHEREAS, the Planning Commission has recommended in favor of the proposed map amendments; and

WHEREAS, the City Council held a public hearing on October 26, 2009, on the proposed map amendments, and public notice of said meeting was published in the Tri-County News, a newspaper of general circulation in the City of Monroe, and the public was offered the opportunity to testify along with various officials and staff; and

WHEREAS, on October 26, 2009 the Monroe City Council did vote unanimously to amend the Comprehensive Plan and Zone designations of the subject property and there is a need to update the Comprehensive Plan and Zoning Maps of the City;

NOW THEREFORE, THE CITY OF MONROE ORDAINS AS FOLLOWS:

Section 1. The Comprehensive Plan and Zoning Map of the City of Monroe, as adopted, is amended from Industrial (M) to Commercial (C) for that property generally shown on the Benton County Assessor’s Map as T14S R5W Section 28DC, Tax Lot 3000, and more particularly described as Parcel I of Partition Plat 2009-007, Benton County, Oregon, and shown in “Exhibit A”.

Section 2. The City Council adopts the Findings of Fact as presented at the public hearing and incorporated by reference

Section 3. This Ordinance becomes effective thirty days after its adoption.

PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS 23rd DAY OF NOVEMBER, 2009.

ATTEST

Barb Johnston, City Recorder

Frank Thayer/Mayor