NOTICE OF LIMITED LAND USE ACTION

December 1, 2016

Comments Due: 5:00 pm, Thursday, December 15, 2016

The City is accepting written comments on the following:

Planning Case No.: 16-10-65 **Location:** Ash & 10th Streets

Applicant: 3Lifestyle Homes **Assessor's Map & Tax Lot No.:** 12S02W10CA04901

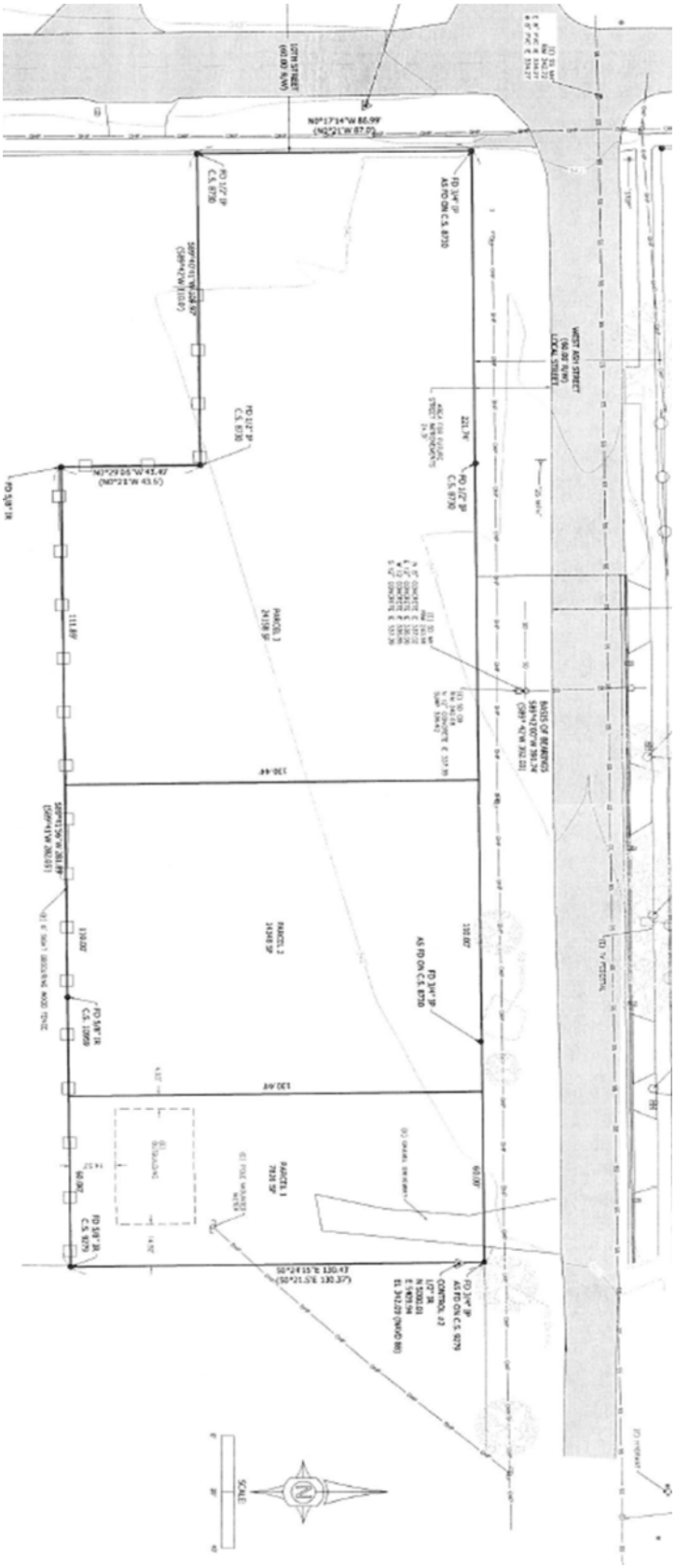
Request: Land Partition

Request: The applicant is requesting approval to partition an existing 46,332 square foot parcel into three parcels. Parcel 1 = 7,826 square feet; Parcel 2 = 14,348 square feet; and Parcel 3 = 24,158 square feet.

Decision Criteria: Lebanon Development Code: Chapter 16.05 – Residential Land Use Zones; Chapter 16.20 – Review and Decision-Making Procedures and Chapter 16.22 – Land Divisions.

Notice: State and local laws require that the City give notice of the application to property owners within 100 feet of a proposed land use and/or development. We invite your comments on this application prior to the end of the *Comment Due Date*. They should be submitted to the Community Development Department at 925 Main Street, Lebanon, OR 93755 or at cdc@ci.lebanon.or.us. While your comments should relate to the criteria identified below, all comments submitted will be considered any *may* be incorporated into conditions of approval. After the comment period closes, the Planning Official shall issue a decision. The decision will be mailed to the applicant and to anyone else who submitted comments or who re quested a copy of the decision.

Appeals: Failure to raise an issue in the hearings, in person or by letter, or failure to provide sufficient specificity to afford the decision-makers an opportunity to respond to the issue precludes appeal to the Land Use Board of Appeals based on that issue. Please contact our office should you have any questions about the appeals process.

Obtain Information: A copy of the application, all documents and evidence relied upon by the applicant, and applicable criteria are available for inspection at no cost and will be provided at the cost of 25 cents per single-sided page. If you have questions or would like additional information, please contact City of Lebanon Community Development Department, 925 Main Street; phone 541-258-4906; email cdc@ci.lebanon.or.us.

PROPOSED PLAN