



2705 East Second Street • The Dalles, OR 97058
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Pioneering pathways to prosperity.

March 21, 2024

PUBLIC NOTICE OF ADMINISTRATIVE ACTION

An Amended Notice is hereby given that an Administrative Decision will be made by the Wasco County Planning Director pertaining to the following request. You are entitled to comment for or against the proposal. Comments must address review criteria and may be submitted to the Wasco County Planning Department, 2705 East Second Street, The Dalles, OR 97058.

COMMENTS DUE: Tuesday, April 2, 2024

FILE NUMBER: 921-24-000022-PLNG

REQUEST: A Conditional Use Permit to construct a 1,344 Square Foot 48’L x 28’W x17H Non-Farm Dwelling.

APPLICANT: William Brackman, 82863 Shadybrook Road, Tygh Valley, OR 97063

OWNER: Rewick Brackman Family Trust, 82863 Shadybrook Road, Tygh Valley, OR 97063

LOCATION: The property is located on the north side of Shadybrook Road to the immediate north of the Shadybrook Road and Fairgrounds Road intersection, approximately one mile west of the Shadybrook Road and Highway US 197 intersection, approximately 2.17 miles northwest from the unincorporated community of Tygh Valley, Oregon, more specifically described as:

| <u>Map/Tax Lot</u> | <u>Acct. #</u> | <u>Acres</u> |
|--------------------|----------------|--------------|
| 3S 13E 32 300 | 17806 | 7.88 |

ZONING: A-1(160), Exclusive Farm Use (A-1) Zone

REVIEW AUTHORITY: TABLE 2-1: Review Procedures Summary and Section 2.070 of the Wasco County Land Use and Development Ordinance (NSA LUDO).

REVIEW CRITERIA: Wasco County Land Use & Development Ordinance Chapter 3 - Basic Provisions; Section 3.210 – Exclusive Farm Use (A-1) Zone; Section 3.870 – Military Airspace Overlay Zone (OZ-15); Chapter 5 – Conditional Use Review; Chapter 10 – Fire Safety Standards

AVAILABLE INFORMATION: More information regarding this application is available on the Wasco County Planning Department website at https://www.co.wasco.or.us/departments/planning/active_landuse_applications.php. Click on

Pending Land Use Actions. The table is sorted alphabetically by the name of the applicant. The information will be available until the end of the appeal period.

Copies of all review criteria and evidence relied upon by the applicant are available for free review or may be purchased at \$0.25 per page at the Wasco County Planning Department.

NOTICE TO MORTGAGEE, LIENHOLDER, VENDOR OR SELLER: Oregon Revised Statutes, Chapter 215, requires that if you receive this notice, it must promptly be forwarded to the purchaser.

COMMENTS:

1. ***Written comments are due by 4:00 pm on Tuesday, April 2, 2024.***
2. This form is for your convenience if you wish to comment. Comments may also be submitted via email to **danield@co.wasco.or.us**. If you wish to comment, please provide sufficient detail to allow the Director to respond to the issue(s).
3. Comments received are a matter of public record and are made available to the applicant. Failure of an issue to be raised in a hearing, in person or by letter, or failure to provide statements or evidence sufficient to afford the decision maker an opportunity to respond to the issue precludes appeal to the Board based on that issue.

Date: _____ Name: _____

Address _____

DECISION PROCESS:

1. An application is received and reviewed for completeness.
2. When deemed complete, the Public Notice of Administrative Action is mailed to affected public agencies, interested parties, and property owners within 750 feet of the subject property. Timely comments are weighed against the WC-LUDO criteria in a staff report.
3. A decision is reached by the Director based on findings in the staff report.
4. Parties of Record (affected agencies, property owners within 750 feet of the subject parcel, plus those other parties who comment) will receive a Notice of Decision.
5. Aggrieved parties may appeal a decision of the Director within 12 days of the decision date.

Daniel Dougherty, Senior Planner

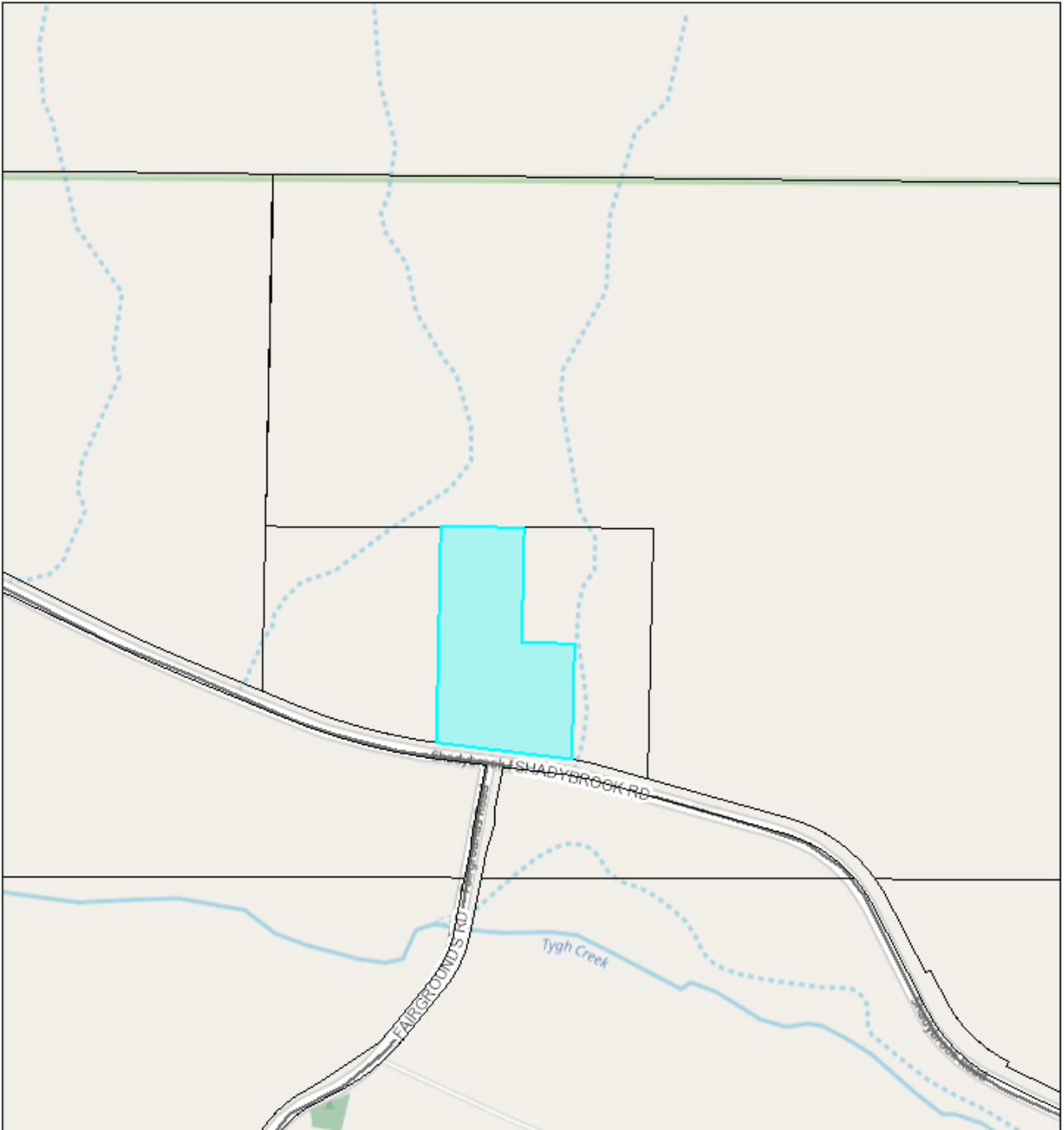
LOCATION & SITE MAP

Applicant: William Brackman

Owner: Rewick Brackman Family Trust



Subject Parcel: 3S 13E 32 300

LOCATION MAP

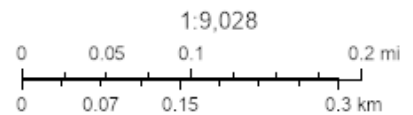


3/18/2024, 2:24:50 PM

Legend

-  Subject Taxlot
-  Taxlots

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