



2705 East Second Street • The Dalles, OR 97058
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**WASCO COUNTY BOARD OF COMMISSIONERS
Notice of Public Hearing for September 20, 2023**

HEARING DATE & LOCATION INFORMATION: NOTICE IS HEREBY GIVEN that the WASCO COUNTY BOARD OF COMMISSIONERS will conduct a public meeting on Wednesday, September 20, 2023, beginning at 9:30 am in the Wasco County Courthouse, Room 302, 511 Washington St., The Dalles, Oregon 97058, and will also be available for attendance on Zoom: You can join the meeting at <https://wascocounty-org.zoom.us/j/3957734524> or call in to 1-253-215-8782 Meeting ID: 3957734524#. The meeting facility is handicapped accessible, and language interpreters are available with one week notice. Please call (541) 506-2520, Monday through Friday, from 10:00 a.m. to 4:00 p.m., if you need special accommodations to attend the meeting. Hearings before the Wasco County Board of Commissioners are governed by ORS 197.797 and ORS 215.402 to 215.431, Chapter 2 of the Wasco County National Scenic Area Land Use and Development Ordinance, and the Rules of Procedure of the Wasco County Board of Commissioners. The meeting agenda includes the following public hearing:

September 20, 2023 HEARING DETAILS: File #921-23-000023-PLNG. Applicant/Owner: Smilekel Group. Appellant: Friends of the Columbia Gorge. An appeal hearing of a Wasco County Planning Commission approval of a Scenic Area request that included the following:

Replat of existing subdivision lots within the Columbia Crest Addition Subdivision to make them more conforming with current zoning (66 lots replatted to 6 lots). The replat subdivision is named the Prince Heights Subdivision. Vacation of unused Right of Way (ROW) and easements plus dedication of ROW to place existing Sandstone Way centered in ROW (was constructed outside of ROW in original development).

Six residential lots total

- Lot 1 = 4.12 acres
- Lot 2 = 1.05 acres
- Lot 3 = 1.02 acres
- Lot 4 = 2.89 acres
- Lot 5 = 3.20 acres,
- Lot 6 3.09 acres
- Private Open Space Tract A - 1.31 acres
- Public Park space Tract B - 0.16 acres

The subject property is located 0.35 miles southwest of West 10th Street, on the immediate west and north side of Cherry Heights Road, situated on the south side of Hermits Way, approximately 0.14 miles northwest of the City of The Dalles; more specifically described as:

<u>Map/Tax Lot</u>	<u>Acct. #</u>	<u>Acres</u>	<u>Zone</u>
1N 13E 5 AD 300	8347	2.28	(GMA) R-5
1N 13E 5 AD 1000	8355	2.74	(GMA) R-5
1N 13E 5 AD 1100	15570	3.76	(GMA) R-5
1N 13E 5 AD 1200	8350	1.90	(GMA) R-5
1N 13E 4 BC 2600	15569	4.27	(GMA) R-5

REVIEW AUTHORITY: Wasco County National Scenic Area Land Use and Development Ordinance Chapter 2 Section 2.160 and Section 2.170.

REVIEW CRITERIA: Wasco County National Scenic Area Land Use and Development Ordinance Chapter 3 Section 3.160 "R-R" Rural Residential Zone (GMA & SMA); Section 4.040 Off-Street Parking; Chapter 11 – Fire Safety Standards; Chapter 14 – Scenic Area Review; Chapter 21 – Land Divisions; Chapter 23 – Sign Provisions

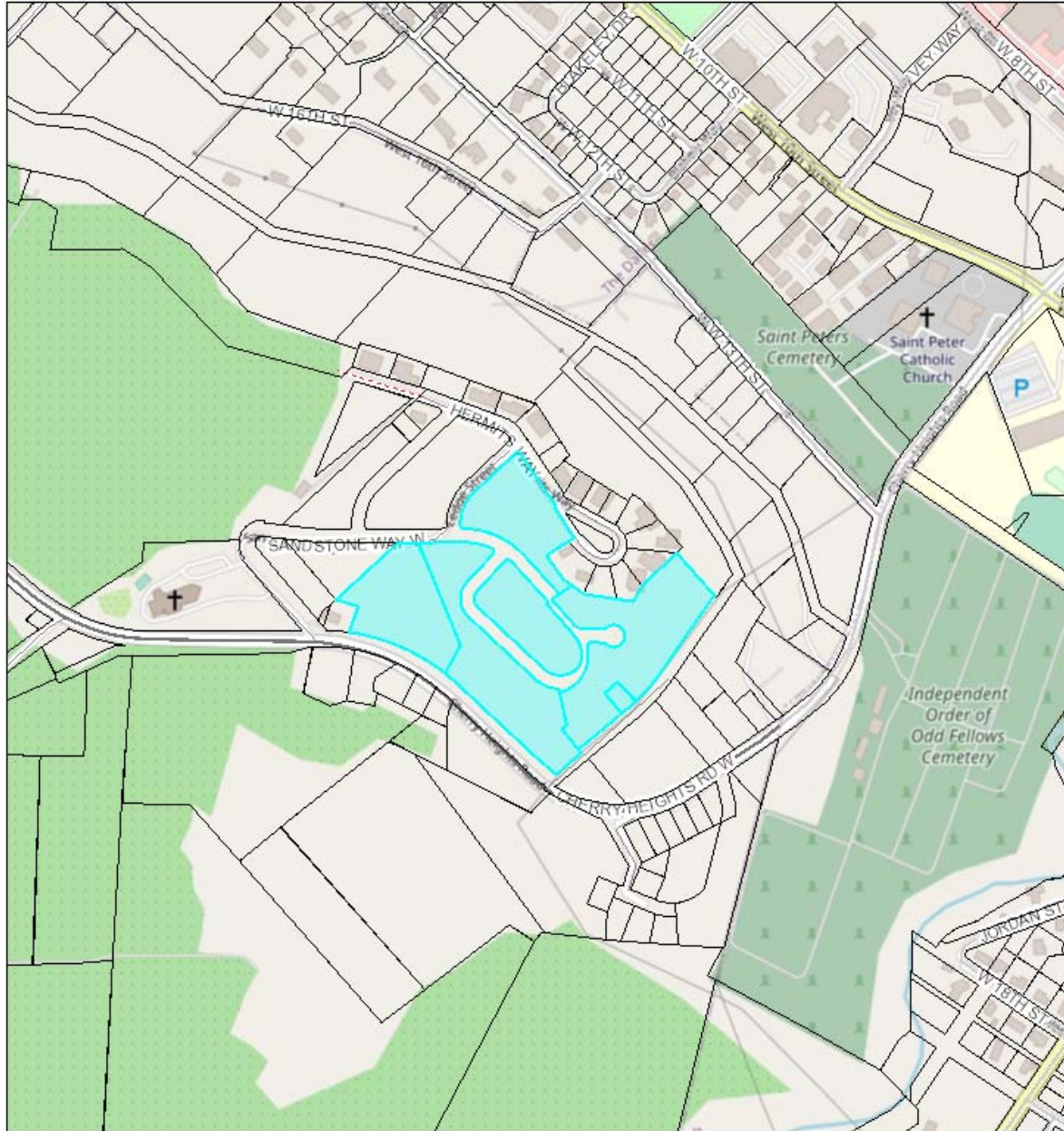
AVAILABILITY OF INFORMATION: Any staff report used at the hearing shall be available for inspection at no cost at least seven (7) days prior to the hearing. Copies of the application(s) and all documents and evidence relied upon by the applicant(s), all applicable criteria, and any staff reports are available for inspection at no cost and will be provided at reasonable cost at 2705 East Second Street, The Dalles, OR 97058. **Documents will be available online at: http://www.co.wasco.or.us/departments/planning/active_landuse_applications.php. The actions table is sorted alphabetically by the name of the applicant/owner. The information will be available until the end of the appeal period.**

QUESTIONS/COMMENTS: Comments may be submitted in writing, up to the date of the hearing, to the Wasco County Planning and Development Office, at 2705 East Second St., The Dalles, Oregon 97058, by email to daniel@co.wasco.or.us, or in person at the hearing. Written testimony and evidence must be directed toward the listed review criteria or other criteria in the plan or land use regulation which the person believes to apply to that decision. Questions about the appeal should be directed to: Daniel Dougherty, Senior Planner, at 541-506-2560 or daniel@co.wasco.or.us.

APPEAL INFORMATION: This will be a de novo hearing, conducted as a new hearing before the public. The request for a de novo hearing for appeal of a quasi-judicial land use decision to be heard before the Wasco County Board of Commissioners as a public hearing. The Board of County Commissioners may take such testimony as it deems necessary to fully and fairly address significant procedural or substantive issues raised.

Location Map
Appellant: Friends of the Columbia Gorge
Applicant/Owner: Smilekel Group

Location Map

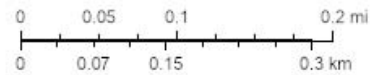


8/30/2023, 11:09:21 AM

1:9,028

Legend

- Subject Taxlot
- Taxlots



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