



Clatsop County

Community Development – Planning

800 Exchange St., Suite 100
Astoria, OR 97103
(503) 325-8611 phone
(503) 338-3606 fax
www.co.clatsop.or.us

PUBLIC NOTICE

MAJOR PARTITION APPLICATION

Permit #186-23-000581

COMMENT PERIOD ENDS:
SEND COMMENTS TO:

4:00 p.m. on Friday, November 17, 2023

Community Development Department
800 Exchange Street, Suite 100
Astoria, Oregon 97103
Jason Pollack, Planner

CONTACT PERSON:

You are receiving this notice because you own property within 250 feet of the request listed below, or you are considered to be an affected state or federal agency, local government, or special district.

NOTICE IS HEREBY GIVEN that Clatsop County's Community Development Department, Land Use Planning Division has received the application described in this letter. Pursuant to *Section 2.2040* of the Clatsop County Land and Water Development and Use Code (LAWDUC), the Department Director has the authority to approve the request in accordance with the requirements as depicted in the County Ordinance *20-03*.

Mary Beth Salo (executor and power of attorney) submitted an application to divide property owned by Carl and Anni Salo into two parcels. The subject property is located at 92326 Conroy Road in the unincorporated rural community of Svensen, approximately nine miles east of Astoria, in the RA-2 Zone (Residential Agriculture 2 Zone), two-acre minimum lot size. The property is identified as Township 8N, Range 08W, Section 23D, Tax Lot 03300(80823D003300), and is 9.26 acres in size according to Clatsop County Assessment and Taxation.

As proposed, Parcel #1 would be 2.01 acres and Parcel #2 would be 7.25 acres. Access to Parcel #1 would be provided by a new driveway to Savola Lane. Access to Parcel #2 would continue to use the established driveway from Conroy Road. **See reverse side for vicinity map and diagram of the proposed plan.**

All interested persons are invited to submit written comments relevant to the proposed development and applicable standards to the Clatsop County Community Development Department (address above). Written comments may also be sent via FAX to [503-338-3606](tel:5033383606), or email to comdev@co.clatsop.or.us. Written comments must be received in this office no later than **4:00 p.m. on Friday, November 17, 2023**, in order to be considered in the review. Planning representative for the application is Jason Pollack, Planner, (503) 325-8611 or jpollack@co.clatsop.or.us

If written objections are received regarding how the request fails to meet the standards of the zone or other ordinance requirements on or before the date above, the Community Development Director may place the request on the next appropriate Planning Commission agenda for review. Failure to raise an issue in person or by letter precludes appeal; and in raising an issue, the relevant Zoning Ordinance or Comprehensive Plan criterion to which the issue is directed must be specified. The following criteria apply to the request: * All documents listed are available for review at the Clatsop County Community Development Department office, 800 Exchange Street, Suite 100, Astoria, Oregon, and on-line at the county's website, www.co.clatsop.or.us.

LAWDUC 20-03*

Article 1, Introductory Provisions
2.1020 Type II procedure
2.2040 Mailed Notice for a Type II Procedure
2.2050 Procedure for Mailed Notice
2.9000 Subdivisions, Partitions and Property Line Adjustments
3.9500 Vehicle Access Control and Circulation
3.9800 Transportation Improvements and Road Standard Specifications
for Design and Construction
4.2600 Residential Agriculture 2 Zone

Comprehensive Plan

Goal 1 Citizen Involvement
Goal 2 Land Use Planning
Goal 11 Public Facilities and Services

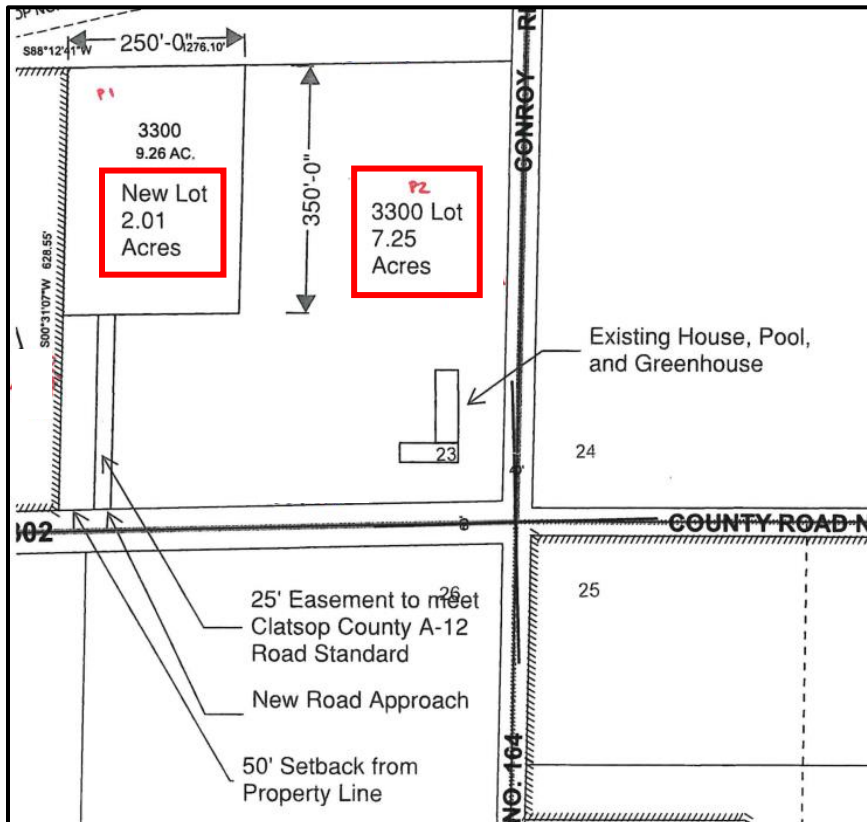
Notice to Mortgagee, Lien Holder, Vendor or Seller: ORS Chapter 215 requires that if you receive this notice it must promptly be forwarded to the purchaser.

Mailing Date: Tuesday, November 7, 2023

CURRENT CONDITION:



PROPOSED PARTITION PLAN:



A copy of the application is available for inspection at the Clatsop County Planning office at no cost and will be provided at a reasonable cost. Application materials can also be viewed online on the permitting website, <https://aca-oregon.accela.com/oregon/>, and on the county's website, www.co.clatsop.or.us.