



# City of Central Point

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## PLANNING DEPARTMENT

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Tom Humphrey, AICP  
Community Development Director

### Notice of Administrative Review November 19, 2015

The City of Central Point is reviewing a Type II Minor Partition application pursuant to §16.36 of the Central Point Municipal Code for a proposed two (2) lot partition of a 0.60 acre site. The subject property is located at 2030 Taylor Road and is identified on the Jackson County Assessor's map as 37 2W 03CD, Tax Lot 2900. The project site is within the Transit Oriented Development District, LMR—Low Mix Residential zone. Applicant: Seth & Nikole McEwen; Agent: Herb Farber, Farber Surveying.

The purpose of this notice is to give nearby property owners and other interested people the opportunity to submit written comments about the application relevant to the approval criteria. You have received this notice because you own property within close proximity to the site of the application. State Law allows this type of land use application to be processed administratively by the City if the applicant can meet the criteria.

**This notice is being mailed to property owners within a 100 foot radius of subject property.**

NOTICE TO MORTGAGEE, LIENHOLDER, VENDOR OR SELLER: ORS CHAPTER 215  
REQUIRES THAT IF YOU RECEIVE THIS NOTICE IT MUST BE PROMPTLY  
FORWARDED TO THE PURCHASER.

### CRITERIA FOR DECISION

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The criteria for review of minor partition applications are set forth in Chapters 16.36 Major and Minor Partitions of the Central Point Municipal Code.

### PUBLIC COMMENTS

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1. Citizens or interested parties have 14 days from the date of this notice to comment on the above-mentioned land use action. Written comments may be submitted up until the close of business **Monday, December 14, 2015**. After the close of the comment period a written decision will be made, a copy of which will be mailed to anyone who submitted written comments or who is otherwise legally entitled to notice.
2. Written comments may be sent to Central Point City Hall, 140 South 3<sup>rd</sup> Street, Central

Point, OR 97502.

3. Any issue that may form the basis for an appeal of the decision rendered in this case must be raised in writing during the comment period with sufficient specificity to enable the City to respond to the issue.
4. Copies of all evidence relied upon for the decision is available for public review at City Hall, 140 S. Third Street, Central Point, Oregon. **The City File Number is: 15031.** Copies of the same are available at 15 cents per page.
5. The project information is also available on the City's website at:  
<http://www.centralpointoregon.gov/cd/project/mcewen-partition>.
6. For additional information, the public may contact Stephanie Holtey at 541-423-1031, or e-mail at [stephanie.holtey@centralpointoregon.gov](mailto:stephanie.holtey@centralpointoregon.gov).

### **SUMMARY OF PROCEDURE**

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Following the comment period, a written decision to approve, approve with conditions, or deny the application will be rendered based on its compliance with applicable land use regulations. Notice of this decision will be provided to the applicant and to all interested parties.