

# PUBLIC NOTICE



NOTICE IS HEREBY GIVEN that an application for a partition of land has been submitted to the McMinnville Planning Department. The purpose of this notice is to provide an opportunity for affected property owners to submit comment regarding this application prior to a decision by the Planning Director.

## PROPERTY PARTITION INTO TWO PARCELS

### DOCKET NUMBER: MP 5-17

Baker Creek Development is requesting approval to divide an approximately 23 acre parcel of land into two (2) parcels of approximately 12.285 acres and 10.721 acres in size. The subject site is zoned R-1 PD (Single-Family Residential Planned Development). The subject site is more specifically described as Tax Lot 205, Section 18, T.4 S., R. 4 W., W.M.

Persons are invited to register any statements in person, by attorney, or by mail to the McMinnville Planning Department no later than September 12, 2017, to assist the Planning Director in making a decision on this application.

Testimony and evidence submitted must be directed toward those criteria, which are generally as follows:

1. The goals and policies of the McMinnville Comprehensive Plan.
2. The requirements of McMinnville Ordinance No. 3380 (the Zoning Ordinance) with particular emphasis on Chapter 17.12 (Single-Family Residential), Chapter 17.53 (Land Division Standards), and Section 17.72.110 (Applications – Director’s Review with Notification).
3. Planned Development Ordinance No. 5021.

The referenced zoning ordinance criteria is available for review in the Planning Department’s portion of the city’s website located at: [www.mcminnvilleoregon.gov](http://www.mcminnvilleoregon.gov).

Should you wish to submit comments or testimony on this application, please call the Planning Department office at (503) 434-7311, or forward them by mail to 231 NE Fifth Street, McMinnville, OR 97128, or by email at [ron.pomeroy@mcminnvilleoregon.gov](mailto:ron.pomeroy@mcminnvilleoregon.gov).

Failure to raise an issue in person or by letter prior to September 15, 2017, precludes appeal to the Planning Commission on that issue.

The decision-making criteria, application, and records concerning this matter are available in the McMinnville Planning Department office at 231 NE Fifth Street, McMinnville, Oregon, during working hours, and is available for review in the Planning Department’s portion of the city’s website located at: [www.mcminnvilleoregon.gov](http://www.mcminnvilleoregon.gov).

For additional information please contact the Planning Department, at the above address, or phone (503) 434-7311.

Heather Richards  
Planning Director

(Map of area on back)