Parks & Community Development
101 Northwest A Street
Grants Pass, OR 97526
(541) 450-6060
www.grantspassoregon.gov
Hours: 8 a.m. to 5 p.m. M-F

NOTICE OF PUBLIC HEARING

Notice is hereby given that the Hearings Officer, City of Grants Pass, will hold a public hearing to consider the following:

Request for a Minor Site Plan Review to construct a 1,500 square foot single family dwelling on a 0.15 acre lot. Application was submitted in conjunction with a request for a Major Variance to reduce the required front yard setback from 20' to 12.96'. Parcel is located in the R-3-1 residential zoning district.

ADDRESS:	1551 SW Yucca Drive
TAX LOT NUMBER:	36-06-23-CD, TL 1027
PROJECT NUMBER:	201-00146-16 & 301-00112-16
PLANNER ASSIGNED:	Shelly Stichter (sstichter@grantspassoregon.gov) 541-450-6080

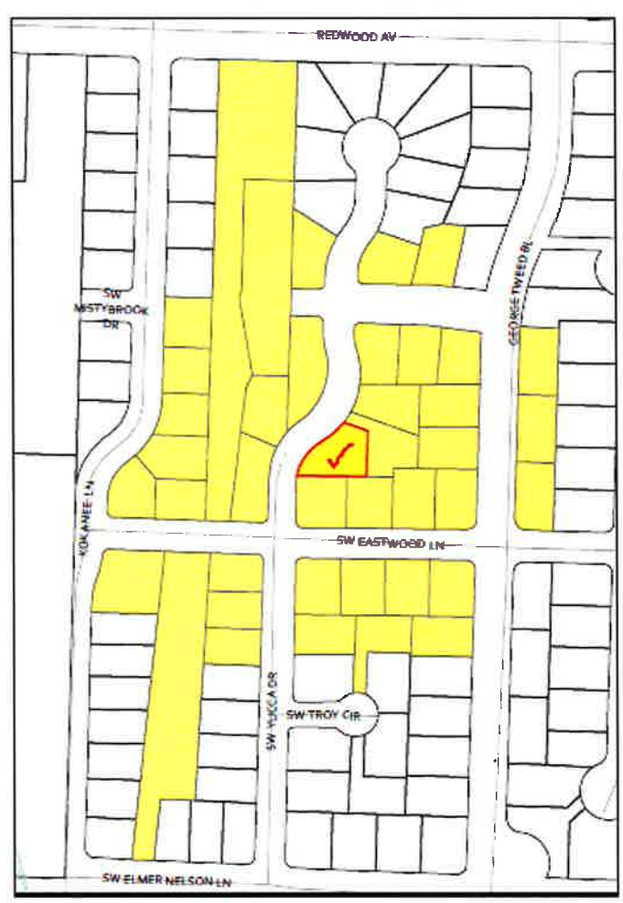
HEARING DATE & TIME: Wednesday, December 14, 2016 at 2:00 P.M

HEARING LOCATION: Courtyard Conference Room
Room 108, 101 NW "A" Street, Grants Pass

CRITERIA FOR APPROVAL: The Hearings Officer may approve, approve with conditions, or deny the request based on criteria found in Sections 6.060 & 19.042 of the City of Grants Pass Development Code.

OBTAINING MORE INFORMATION: Copies of the application, all documents, and evidence submitted by or on behalf of the applicant and the applicable criteria are available for inspection at no cost at the Parks & Community Development Department. Copies may be obtained for a reasonable cost. The Parks & Community Development Department is located in Room 201 of the City of Grants Pass Municipal Building. A copy of the staff report will be available at least seven days prior to the hearing.

COMMENTING ON THE PROPOSAL: At the hearing, the Hearings Officer will take oral testimony concerning this proposal. Written testimony may be presented at the hearing, or may be submitted to the Parks & Community Development Department prior to the hearing. Prior to the close of the initial evidentiary hearing, any party may request an opportunity to present additional evidence or testimony regarding the proposal. The review body shall grant such request by continuing the public hearing or by leaving the record open for additional written evidence or testimony. Failure to raise an issue during the 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 an appeal based on that issue.



ACCOMMODATION OF PHYSICAL IMPAIRMENTS: In order to accommodate persons with physical impairments please notify the City Recorder's Office of any special physical or language accommodations at least 48 business hours prior to the meeting. To request these arrangements please contact Karen Frerk, City Recorder, at (541) 450-6000.

Mailed: Wednesday, November 23, 2016