

**YOU ARE RECEIVING THIS NOTICE BECAUSE THERE IS A
PROPOSED LAND USE APPLICATION NEAR YOUR PROPERTY IN ASTORIA**

**CITY OF ASTORIA
NOTICE OF PUBLIC HEARING**

The City of Astoria Planning Commission will hold a public hearing on Tuesday, November 25, 2014 at 6:30 p.m., at the Astoria City Hall, Council Chambers, 1095 Duane Street, Astoria. The purpose of the hearing is to consider the following request(s):

1. Variance V14-12 by Al Jaques from 24 square foot maximum signage to install one 4' x 40' sign for 160 square feet on the west elevation of the sports field complex structure at 1800 Williamsport Road (Map T8N-R9W Section 16, Tax Lot(s) 1200; SE Corner Shively DLC 38) in the IN, Institutional zone. Development Code Standards 2.835-2.860, Articles 8, 9, and 12 and Comprehensive Plan Sections CP.005-CP.025, CP.060-CP.065 and CP.190-CP.210 are applicable to the request.
2. Variance V14-13 by Al Jaques from the requirement of a landscape separation at every 10 parking spaces to allow one separation approximately every 25 spaces; and to allow ground cover and shrubs rather than trees in the landscaping due to environmental constraints of the site at 1800 Williamsport Road (Map T8N-R9W Section 16, Tax Lot(s) 1200; SE Corner Shively DLC 38) in the IN, Institutional zone. Development Code Standards 2.835-2.860, 3.105-3.120, Articles 9 and 12, and Comprehensive Plan Sections CP.005-CP.025 and CP.060-CP.065 are applicable to the request.
3. Conditional Use CU14-12 by Kelsy Fausett to locate a daycare center in an existing commercial building at 2911 Marine Drive (Map T8N-R9W Section 9CB, Tax Lot 900; north 97' Lot 6, Block 3, Shively) in the C-3 Zone (General Commercial). Development Code Standards 2.385 to 2.415, Articles 9 and 11, and Comprehensive Plan Sections CP.005 to CP.025, CP.190 to CP.210, and CP.070 to CP.075 are applicable to the request.
4. Conditional Use CU14-13 by Ryan Helligso for Nomadic Properties to expand an existing 2,000 square foot professional office with 3,000 square feet additional space at 3990 Abbey Lane in units 103, 104, 105, 106, and 107 (Map T8N-R9W Section 9AA, Tax Lots 80105, 80106, 80107; Cannery Loft Condominium Stage 2) in the S-2A Zone (Tourist Oriented Shoreland). Development Code Standards 2.700 to 2.715, Articles 9 & 11, and Comprehensive Plan Sections CP.005 to CP.025, CP.190 to CP.210, and CP.070 to CP.075 are applicable to the request.

A copy of the application, all documents and evidence relied upon by the applicant, the staff report, and applicable criteria are available for inspection at no cost and will be provided at reasonable cost. A copy of the staff report will be available at least seven days prior to the hearing and are available for inspection at no cost and will be provided at reasonable cost. All such documents and information are available at the Community Development Department at 1095 Duane Street, Astoria. If additional documents or evidence are provided in support of the application, any party shall be entitled to a continuance of the hearing. Contact Rosemary Johnson, Planner, at 503-338-5183 for additional information.

The location of the hearing is accessible to the handicapped. An interpreter for the hearing impaired may be requested under the terms of ORS 192.630 by contacting the Community Development Department at 503-338-5183 48 hours prior to the meeting.

All interested persons are invited to express their opinion for or against the request(s) at the hearing or by letter addressed to the Planning Commission, 1095 Duane St., Astoria OR 97103. Testimony and evidence must be directed toward the applicable criteria identified above or other criteria of the Comprehensive Plan or land use regulation which you believe apply to the decision. Failure to raise an issue with sufficient specificity to afford the Planning Commission and the parties an opportunity to respond to the issue precludes an appeal based on that issue.

The Planning Commission's ruling may be appealed to the City Council by the applicant, a party to the hearing, or by a party who responded in writing, by filing a Notice of Appeal within 15 days after the Planning Commission's decision is mailed. Appellants should contact the Community Development Department concerning specific procedures for filing an appeal with the City. If an appeal is not filed with the City within the 15 day period, the decision of the Planning Commission shall be final.

The public hearing, as conducted by the Planning Commission, will include a review of the application and presentation of the staff report, opportunity for presentations by the applicant and those in favor of the request, those in opposition to the request, and deliberation and decision by the Planning Commission. The Planning Commission reserves the right to modify the proposal or to continue the hearing to another date and time. If the hearing is continued, no further public notice will be provided.

THE CITY OF ASTORIA

Rosemary Johnson
Planner

MAIL: October 30, 2014