

ORDINANCE NO. 4358

An Ordinance amending the City of McMinnville Comprehensive Plan Map from an existing residential designation to a commercial designation and rezoning certain property from an R-4 (Multiple-family Residential) zone to a C-3 (General Commercial) zone, the property being approximately 16,500 square feet in size and located behind (north of) Midway Motors.

RECITALS:

The Planning Commission received an application for a comprehensive plan map amendment and zone change (CPA 1-86/ZC 1-86) dated November 27, 1985, for the property described as Lots 15 and 16, Block 5, Northgate Addition.

A public hearing was held on January 9, 1986, at 7:30 p.m. before the Planning Commission after due notice had been given in the local newspaper on December 30, 1985, and written notice had been mailed to property owners within 300 feet of the affected property; and

At said public hearing, testimony was received, the application materials and a staff report were presented; and

The Planning Commission being fully informed about said request found that a need existed for said change based upon the material submitted by the applicant and findings of fact and the conclusionary findings for approval contained in the staff report, all of which are on file in the Planning Department, and that the amendment to the comprehensive plan map and the zone change are consistent with the Comprehensive Plan; and

The Planning Commission approved said amendment to the comprehensive plan map and the zone change and has recommended said changes to Council; now, therefore,

THE CITY OF McMINNVILLE ORDAINS AS FOLLOWS:

Section 1. That the Council adopts the findings and conclusions of the Planning Commission, staff report on file in the Planning Department, and the application filed by Jeff Koehnke.

Section 2. That the comprehensive plan map shall be amended from a residential designation to a commercial designation for the property described in Exhibit "A," which is attached hereto and by this reference incorporated herein.

Section 3. That the property described in Exhibit "A", which is attached hereto and incorporated herein by this reference, is hereby rezoned from an existing R-4 (Multiple-family Residential) zone to a C-3 (General Commercial) zone.

Passed by the Council this 4 day of February, 1986, by the following votes:

Ayes: Bernt Hansen, Johnstone, Wertz, Blanchard, Wilson & Carole Hanson

Nays: _____

Approved this 4 day of February, 1986.

Edward J. Grmley
MAYOR

Attest:

Marjorie E. Kuster
RECORDER

EXHIBIT "A"
CPA 1-86/ZC 1-86

Being a part of the James T. Hembree Donation Land Claim No. 46 in Section 16, Township 4 South, Range 4 West, Willamette Meridian, Yamhill County, Oregon and being a part of the duly recorded subdivision of Northgate Addition to the City of McMinnville and being more particularly described as follows:

All of the South 75 feet of Lots 15 and 16, Block 5 of said Addition as surveyed by C.S.P.-8557, Volume V, Page 887, Yamhill County Surveyor Records and the immediate abutting section of 24th Street as vacated by City Ordinance No. 4345 and recorded on December 24, 1985 in Film Volume 199, Page 2014, Yamhill County Deed Records.