



NOTICE OF PUBLIC HEARING

LEBANON PLANNING COMMISSION

NOTICE IS HEREBY GIVEN that a public hearing will be held before the Lebanon Planning Commission on **March 15, 2023 at 6:00 p.m.** in the Santiam Travel Station located at 750 S 3rd Street, to afford interested persons and the general public an opportunity to be heard and give testimony concerning the following matter:

Planning Case No.:	S-23-01
Applicant:	Sona Athwal
Location:	1892 – 1952 Stoltz Hill Road
Map & Tax Lot No.	12S02W15BD06500, 6600, 6700, 6800, 6900, 7000, 7100 & 7200
Zoning:	Residential Mixed Density (Z-RM)
Request:	Subdivision
Decision Criteria:	Lebanon Development Code Chapters: 16.05, 16.20 & 16.22

Request: The applicant is requesting approval to replat an existing eight-lot Subdivision.

Providing Comments: The City will be accepting public comment on this item in a number of ways to afford interested persons and the general public an opportunity to give testimony on the subject matter. Written testimony will be accepted upon issuance of this notice, **until 5:00pm on Tuesday, March 14, 2023.** Written testimony may be emailed to khart@ci.lebanon.or.us or may be mailed to the City at 925 S. Main Street, Lebanon, OR 97355, or delivered to the City and dropped in the white mailbox in front of City Hall. Members of the public may also provide comments on the agenda item in person at the Santiam Travel Station during the meeting.

The public is invited to either participate in person at the Santiam Travel Station or watch the meeting virtually on **March 15, 2023.** If you wish to address the Commission under Citizen Comments or for a Public Hearing, click:

https://ci-lebanon-or-us.zoomgov.com/webinar/register/WN_Ow64fccYS9KIXclabOR0Ag to register in advance for the meeting. You will receive a confirmation email containing information about joining the meeting. Attendees will need to register to receive the link to the meeting. Please register **ONLY** if you wish to address the Commission. If you want to watch or listen to the meeting, please click this link to do so on YouTube: <https://youtube.com/live/cw-SQGFBtxw?feature=share>

CITIZENS ARE INVITED TO PARTICIPATE in the public hearing and give written or oral testimony as described above that address applicable decision criteria during that part of the hearing process designated for testimony in favor of, or opposition to, the proposal. If additional documents or evidence are provided in support of the application subsequent to notice being sent, a party may, prior to the close of the hearing, request that the record remain open for at least seven days so such material may be reviewed.

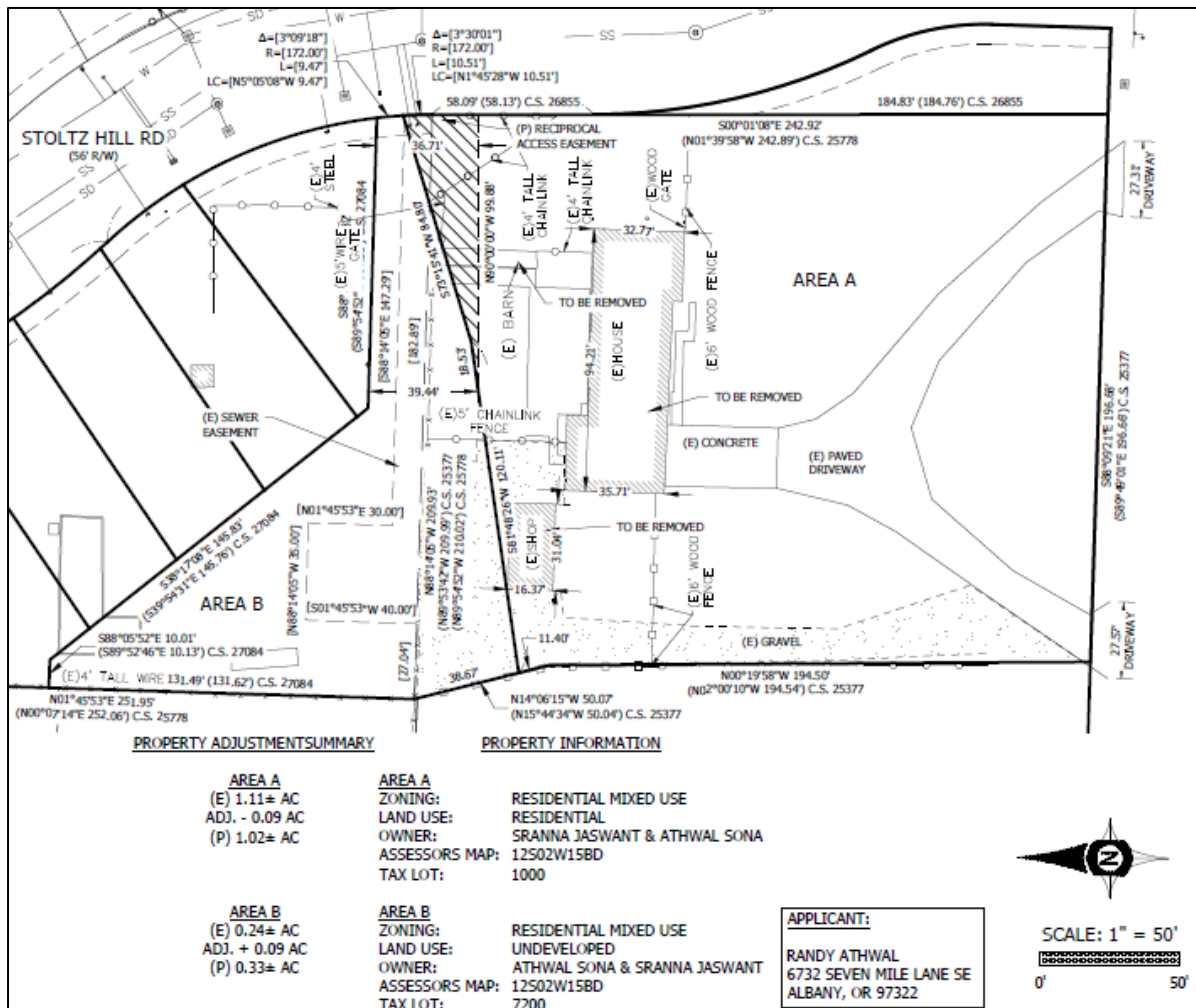


Appeals: Failure to raise an issue in the hearings, in person or by letter, or failure to provide sufficient specificity to afford the decision makers an opportunity to respond to the issue precludes appeal to the Land Use Board of Appeals based on that issue. Decisions of the Planning Commission may be appealed to the Lebanon City Council within 15 days following the date the Commission's final written decision is mailed. Only the applicant, a party providing testimony, and/or a person who requests a copy of the decision has rights to appeal a land use decision. The appeal must be submitted on the appeals form as prescribed by City Council with appropriate fee paid and must set forth the criteria issues that were raised which the applicant or party deems itself aggrieved. Please contact our office should you have any questions about our appeals process.

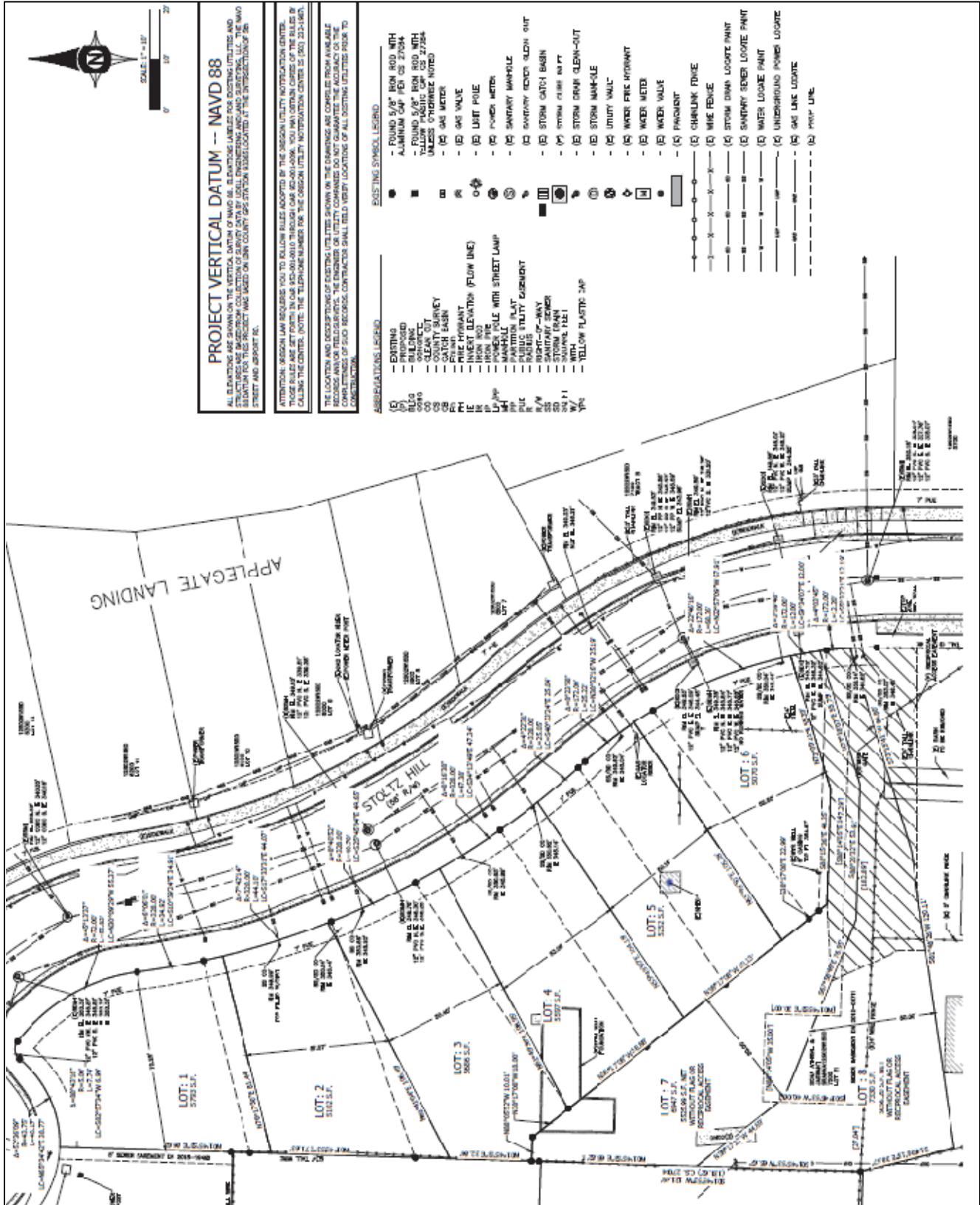
Obtain Information: A copy of the application, all documents and evidence relied upon by the applicant, and applicable criteria are available for inspection at no cost and will be provided at the cost of 25 cents per single-sided page. If you have questions or would like additional information, please contact City of Lebanon Community Development Department, 925 Main Street; phone 541-258-4906; email cdc@ci.lebanon.or.us.

The meeting location is accessible to persons with disabilities. A request for an interpreter for the hearing impaired or for other accommodations for persons with disabilities should be made at least 48 hours before the meeting to 541-258-4906.

PROPOSED PROPERTY LINE ADJUSTMENT



PROPOSED SUBDIVISION REPLAT



PROJECT VERTICAL DATUM -- NAVD 88
 ALL ELEVATIONS ARE SHOWN ON THE VERTICAL DATUM OF NAVD 88. ELEVATIONS ARE LABELED FOR EXISTING UTILITIES AND STRUCTURES. ELEVATIONS FOR NEW UTILITIES ARE LABELED WITH AN 'N'. ELEVATIONS FOR EXISTING UTILITIES AND STRUCTURES ARE LABELED WITH AN 'E'. THE VERTICAL DATUM IS BASED ON THE NORTH ANGLE OF THE INTERSECTION OF THE STREET AND ADJACENT LANE.
 ATTENTION: DESIGN LANE SHOULD FOLLOW RULES ADOPTED BY THE REGIONAL UTILITY NOTIFICATION CENTER. CALLING THE CENTER (NOTE THE TELEPHONE NUMBERS FOR THE REGIONAL UTILITY NOTIFICATION CENTER IS (802) 224-1540.

ABBREVIATIONS LEGEND
 (E) EXISTING
 (P) PROPOSED
 (C) COUNTY SURVEY
 (S) SANITARY SEWER
 (W) WATER
 (SD) STORM DRAIN
 (M) METER
 (V) VALVE
 (Y) YELLOW PLASTIC CAP
 (R) ROUND
 (A) ALUMINUM
 (I) IRON
 (P) POWER
 (F) FLOW LINE
 (M) METER
 (P) PUBLIC UTILITY FACILITY
 (M) METER

EXISTING SYMBOL LEGEND
 - ROUND 3/8" IRON ROD WITH ALUMINUM CAP PER OS 27094
 - ROUND 1/2" IRON ROD WITH ALUMINUM CAP PER OS 27094
 - ROUND 1/2" IRON ROD WITH ALUMINUM CAP PER OS 27094
 - (E) GAS METER
 - (E) GAS VALVE
 - (E) LIGHT POLE
 - (E) POWER METER
 - (E) SANITARY MANHOLE
 - (E) SANITARY SEWER SLOSH OUT
 - (E) STORM CATCH BASIN
 - (E) STORM CLEAN OUT
 - (E) STORM DRAIN CLEAN-OUT
 - (E) STORM MANHOLE
 - (E) UTILITY VALVE
 - (E) WATER FIRE HYDRANT
 - (E) WATER METER
 - (E) WATER VALVE
 - (C) PAVEMENT
 - (C) CHAINLINK FENCE
 - (C) WIRE FENCE
 - (C) STORM DRAIN LOCATE PAINT
 - (C) SANITARY SEWER LOCATE PAINT
 - (C) WATER LOCATE PAINT
 - (C) UNDERGROUND POWER LOCATE
 - (C) GAS LINE LOCATE
 - (C) WIRE LINE