



City of Stayton

Planning and Development Department

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REQUEST FOR COMMENTS ON PROPOSED LAND USE ACTION

DATE: September 21, 2018

TO: Stayton Police Department
Stayton Public Works
Stayton Fire District
Stayton Cooperative Telephone
Santiam Water Control District
Sublimity Fire District

Marion County Public Works
North Santiam School District
Pacific Power
Northwest Natural
Wave Broadband

FROM: City of Stayton Planning and Development Department

RE: **Land Use File 19-09/18** – annexation; comprehensive plan amendment & site plan review approval. Applications have been submitted for Annexation and Comprehensive Plan Amendment of 8 acres of land and for Site Plan Review for a 33,000 square foot automobile dealership on Golf Lane.

APPLICANT: Leo Hillyer

TAX MAP/LOT NUMBER: 091W03B 01400

DECISION CRITERIA: Stayton Municipal Code (SMC) 17.12.170.6 Comprehensive Plan Map Approval Criteria; 17.12.210.4 Annexation Approval Criteria; 17.12.220.5 Site Plan Review Approval Criteria; and 17.20.060 – Off-Street Parking and Loading; 17.20.090 – Landscaping Requirements; 17.20.170 – Outdoor Lighting; 17.20.200 Commercial Design Standards; 17.26.020 Access Management Requirements and Standards; 17.26.050 Traffic Impact Study Requirements

APPLICATION DEEMED COMPLETE: September 20, 2018

PUBLIC HEARING DATE: October 29, 2018

The City of Stayton is soliciting comments which you may wish to contribute to Stayton's review of the above described land use case. Any questions should be directed to Dan Fleishman, City Planner, 362 N. Third Avenue, Stayton, Oregon 97383, (503) 769-2998 or at dfleishman@ci.stayton.or.us.

In order for staff to process this application in a timely manner, comments need to be in our office by **October 19**. If necessary, you may make your comments to city staff by phone. You may use the response form below or send a letter.

Failure to reply or participate in the hearing may be interpreted as no objection to the proposal.

PLEASE CHECK THE APPROPRIATE ITEMS:

- We are not affected by the proposal.
- We have reviewed the proposal and have no comments.
- We would like to receive a copy of the staff decision/report in this case.
- Our comments are attached.

X Our comments are:

By: Alan Hume

Date: October 22, 2018

Agency: Sublimity Fire District

The site plan review narrative states that the site currently does not have a domestic water supply. It further states that domestic and fire protection water supply will be provided by a private well and on-site storage in compliance with NFPA 1142. This is adequate for Sublimity Fire District and we have no concerns at this time. At such time as they are available, the fire district will need to be provided with engineered plans/drawings and fire flow calculations for the proposed fire protection system and on-site water storage. This information is needed before any final approval can be given.