

NOTICE OF PUBLIC HEARING CITY OF CARLTON

NOTICE IS HEREBY GIVEN that the City of Carlton Planning Commission will hold a public hearing on **Monday, January 13, 2020 at 6:00 pm** at the Carlton City Hall, 191 East Main Street to consider a proposed Subdivision, Variance and Major Site Design Review applications.

City File# SUB 2019-02, VAR 2019-03 and SDR 2019-02 Community Home Builders – located at East Roosevelt Street, Tax Lot R3421 AA 0300. The subject property is zoned R-3 (Section 17.28 Residential Medium-High Density).

The applicant is proposing to subdivide existing parcel into twelve (12) parcels located on East Roosevelt street. The proposal is for both single family and attached homes to be built. The applicant is requesting a variance for a shared driveway, reduced minimum lot width, depth and upper window standards and an increase in the maximum unit setbacks.

The relevant standards and criteria are found in the Carlton Development Code as follows:

- 17.188-196 Public notice and hearing procedures before the Planning Commission
- 17.28 Residential Medium-High Density
- 17.60-100 General Development Standards
- 17.176 Subdivisions
- 17.156 Site Design Review
- 17.148 Variance

HOW TO PARTICIPATE: Any person desiring to speak either for or against the proposal may do so in person or by an authorized representative at the public hearing. In addition, written comments may be submitted prior to the hearing with the City Recorder at City Hall. The documents, evidence or staff report relied upon will be available for inspection at City Hall seven days prior to the hearing at no cost and will be provided at reasonable cost. Public comments shall address the relevant criteria. Failure of an issue to be raised in the hearing, in person or in writing, or failure to provide sufficient specificity to afford the Planning Commission an opportunity to respond to an issue means that an appeal on that issue cannot be filed with the State Land Use Board of Appeals.

The meeting is accessible to the disabled. If you have the need for special accommodation to attend or participate in the hearing, notify Aimee Amerson 24 hours before the hearing. For further information, contact City Hall at (503) 852-7575.

For further information or to review the file, please contact the City Planner Carole Connell at connellpc@comcast.net or Planning Clerk, Aimee Amerson at City Hall at aamerson@ci.carlton.or.us.

