



City of Jacksonville

Planning Department

206 N Fifth Street ♦ PO Box 7 ♦ Jacksonville, Oregon 97530

NOTICE OF PUBLIC HEARING

HEARING DATE: **Monday, October 24, 2016**
TIME: **6:00 p.m.**
LOCATION: **110 East Main Street (Old City Hall), Jacksonville, Oregon**
CASE TYPE: **Municipal Code Amendment: Chapters 16, 17, and 18, and Amend Comprehensive Plan Historic Element**
HEARING BODY: **Jacksonville Planning Commission**
FILE NO: **2016-170**

This is to notify you that the City of Jacksonville has proposed a land use regulation that may affect the permissible uses of your property and other properties and may change the value of your property.

The City of Jacksonville has proposed an ordinance amending Municipal Code Chapters 16, 17, and 18 in their entirety, and the Historic Element of the Comprehensive Plan. The City has determined that adoption of this proposed ordinance may affect the permissible uses of property, and may change the value of your property.

NOTICE IS HEREBY GIVEN that the Jacksonville Planning Commission will conduct a public hearing on **Monday, October 24, at 6:00 p.m.** in Old City Hall, 110 East Main Street, Jacksonville, Oregon. Possible Planning Commission actions include a recommendation to approve the text as written, approve alternate text, deny, or continue.

The proposed ordinance is available for review at the City of Jacksonville Planning Department, or Jacksonville City Hall both located at 206 North Fifth Street, Jacksonville, Oregon. The staff report will be available for inspection at least seven (7) days prior to the public hearing.

Planning Department Hours: 8:30 a.m. to 2:00 p.m. Monday Tuesday, Thursday, and Friday
City Hall Hours: 8:30 a.m. to 4:00 p.m. Monday through Friday.

Copies of the proposed ordinance and file information are available for purchase if requested or may be viewed on the city's website: www.jacksonvilleor.us. For additional information concerning this proposed ordinance, call the Jacksonville Planning Department at 541-899-6873.

Oral and written public testimony regarding this matter will be accepted at the public hearing. Written statements are encouraged and may be submitted at any time, but must be received by 2:00 p.m. *October 14, 2016*, to be included in the staff report. Mail written comments to City Planner, City of Jacksonville, PO Box 7, Jacksonville, OR 97530, via FAX at 541-899-7882, or via E-mail at planner@jacksonvilleor.us.

This notice is not a determination the regulations will affect your property, or change your property value, but that the regulations may affect your property or its value depending on various factors. Please feel free to contact the Planning Department prior to the hearing to determine what effect the new regulations will have on future uses of your property. The regulations should have very little effect on existing legally established uses, and no zone changes are proposed as part of the code update.

Over →

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the Planning Department at 541-899-6873. Notification 72 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to the meeting (28 CFR 35.102-35.104 ADA Title II).

About this Notice. In 1998 Oregon's voters passed a law known as Ballot Measure 56. It requires that notices like the one above be mailed to landowners when a change in land-use laws might limit use of property. The law requires the City use the above wording in such notices, even though that wording doesn't describe the likely effects from the change in land-use laws very well. The Measure also requires the notice state that the City has determined that proposed land use changes "may change the value of your property." However, the City does not know how these amendments might affect the value of your property, if at all.

**NOTICE TO MORTGAGEE, LIENHOLDER, VENDOR, OR SELLER: ORS CHAPTER 215
REQUIRES THAT IF YOU RECEIVE THIS NOTICE, IT MUST BE PROMPTLY FORWARDED
TO THE PURCHASER.**