

IN THE BOARD OF COUNTY COMMISSIONERS OF THE STATE OF OREGON

88-497

FOR THE COUNTY OF YAMHILL

SITTING FOR THE TRANSACTION OF COUNTY BUSINESS

In the Matter of an Ordinance)
 to Adjust the Zoning Boundary of)
 Tax Lot 6304-200,300 & 304)
 to Make the Entire)
 Parcel Designated as AF-20 by)
 Authorizing an Amendment to the)
Yamhill County Zoning Ordinance,)
No. 310, 1982, requested by)
 Wayne F. Pendergraft)

ORDINANCE No. 467

FILED
 YAMHILL COUNTY, OREGON
 AUG 19 2 35 PM '88
 CHARLES STERN
 COUNTY CLERK
 DEPUTY

THE BOARD OF COMMISSIONERS OF YAMHILL COUNTY, OREGON (the Board on the 17th day of August, 1988, sat for the transaction of County business in special session, Commissioners Ted Lopuszynski, Dave Bishop and Don Porter being present.

WHEREAS, Tax Lot 6304-200, 300 & 304, a 157 acre parcel, located approximately 10 miles south of the City of Dayton, east of Wallace Road, in the Northwest 1/4 of Section 4 Township 6 South, Range 3 West, currently has a boundary line for EF-40 and AF-20 zones running through it; and

WHEREAS, on the 10th day of August, 1988, a public hearing was held before the Board on the question of whether to grant a zoning boundary adjustment to the owner of said Tax Lot, 6304-200, 300 & 304, pursuant to Section 303.01 (I) of the Yamhill County Zoning Ordinance, No. 310, 1982; and

WHEREAS, the entire 157 acre parcel was Plan-designated Agriculture/Forestry Large Holding; and

WHEREAS, Wayne F. Pendergraft has applied to the Department of Planning and Development for adjustment of the boundary which would result in the parcel being zoned AF-20 in its entirety; and

WHEREAS, the subject parcel has been in a single ownership since the adoption of Ordinance No. 310; and

WHEREAS, notice of the requested zone change has been sent to surrounding property owners and published in a newspaper of general circulation; and

WHEREAS, the proposed adjustment would not reduce in area the predominant zoning on the subject property in that the AF-20 District now consists of 80 acres of the parcel and the proposed adjustment will result in the remaining 77 acres being zoned AF-20; and

WHEREAS, the proposed boundary adjustment will follow existing property lines;

NOW THEREFORE, based upon and for the reasons set forth in the attached conclusionary findings for approval, identified in Exhibit "A" and incorporated herein by this reference.

IT IS HEREBY ORDAINED BY THE BOARD:

Section 1. The Official Zoning Map of Yamhill County be and hereby is amended to designate the zoning on Tax Lots 6304-200, 300 & 304 as AF-20 in its entirety, as set forth in the attached sketch map, labeled Exhibit "B" incorporated herein by this reference.

Section 2. This Ordinance being necessary for the health, safety and welfare of the citizens of Yamhill County, and an emergency having been declared to exist, shall be effective upon passage hereof.

DONE this 17th day of August, 1988, at McMinnville, Oregon.

ATTEST: YAMHILL COUNTY BOARD OF COMMISSIONERS

CHARLES STERN
County Clerk



Ted Lopuszynski
Chairman TED LOPUSZYNSKI

By: Elaine Pearcey
Deputy ELAINE PEARCEY

Donald D. Porter
Commissioner DONALD D. PORTER

APPROVED AS TO FORM BY:

John M. Gray, Jr.
JOHN M. GRAY, Jr.
County Counsel

David E. Bishop
Commissioner DAVID E. BISHOP

EXHIBIT "B" FOR ORDINANCE NO: 467

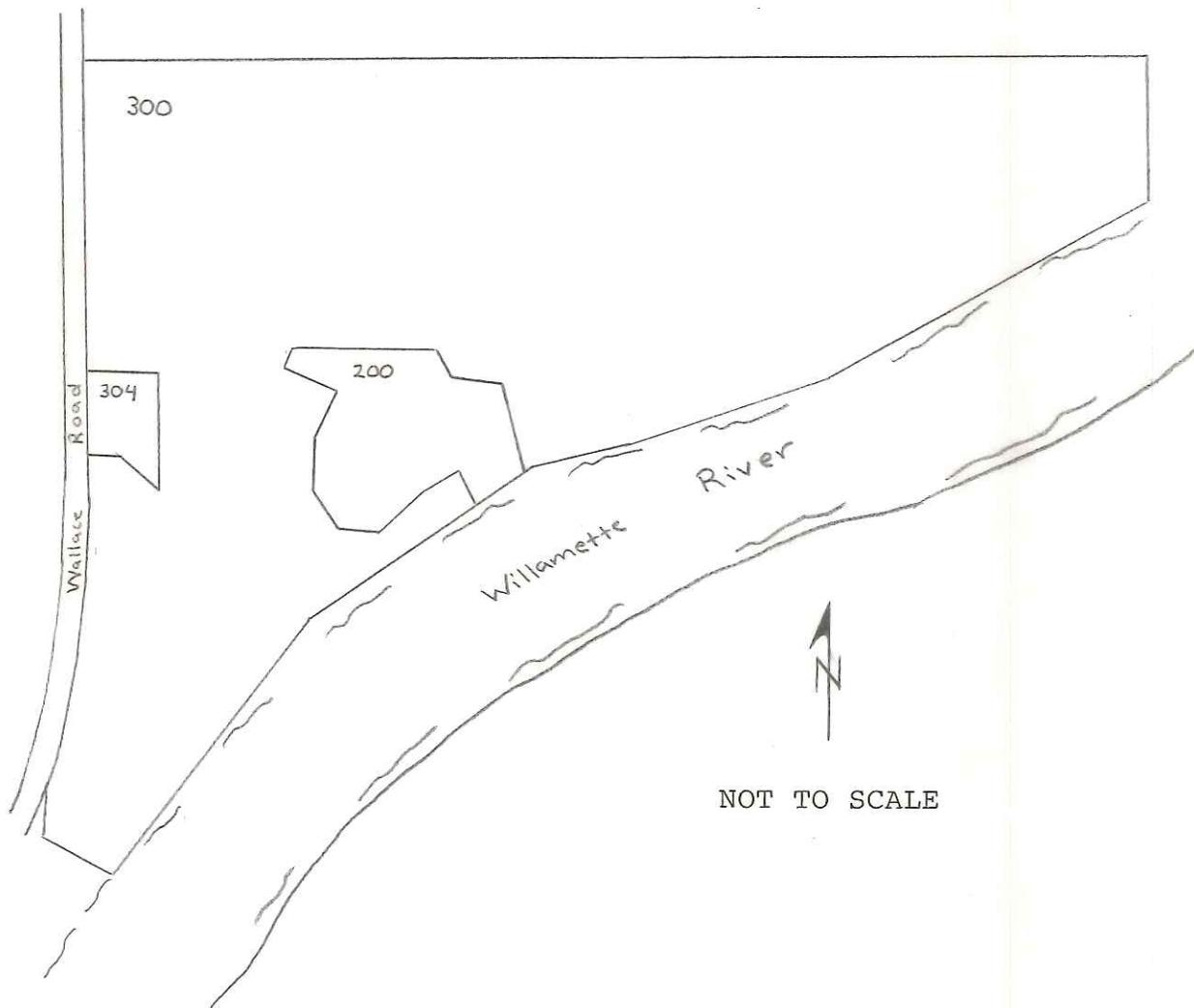
ZONE MAP AMENDMENT

ADOPTED BY THE YAMHILL COUNTY BOARD OF COMMISSIONERS

AUGUST 4, 1988

TO CHANGE THE OFFICIAL ZONING MAP

FROM AF-20 AND EF-40 TO AF-20



Change applies to the total portion of Tax Lot No. 6304-200, 300 and 304
Map prepared by the Yamhill County Department of Planning and Development.