



Permit No. **ZON20** \_\_\_\_-00 \_\_\_\_

## City of Coos Bay

### Public Works and Development

500 Central Avenue, Coos Bay, Oregon 97420

## ZONE CHANGE

In accordance with Coos Bay Municipal Code, Chapter 17.360 a change in zone designation may be granted if a mistake was made in the original zoning or if the change will result in development compatible with that authorized in the surrounding area. Other considerations include the impact on other land in the vicinity and the appropriateness of the introduction of the zone into the area at this time.

### SUBJECT PROPERTY

Street Address: \_\_\_\_\_

Township \_\_\_\_\_ Range \_\_\_\_\_ Section \_\_\_\_\_ Tax lot # \_\_\_\_\_

Lot(s) \_\_\_\_\_ Block: \_\_\_\_\_ Addition: \_\_\_\_\_

Current Zone \_\_\_\_\_ Proposed Zone \_\_\_\_\_

Comprehensive Plan Designation: \_\_\_\_\_

### APPLICANT / OWNER

Name of Applicant: \_\_\_\_\_

Address: \_\_\_\_\_ Telephone: \_\_\_\_\_

Name of Owner: \_\_\_\_\_

Address: \_\_\_\_\_ Telephone: \_\_\_\_\_

Please answer the following questions as completely as possible; use additional paper if necessary. The approval of this permit must be based on specific facts; therefore, yes/no answers are not sufficient. City personnel will assist you in answering any question.

1. Could the current zoning of this property be a mistake? Explain.

2. Will the change in zone conform with the policies and objectives of the comprehensive plan?
3. Will the overall change in the zone district result in development which is compatible with development authorized in the surrounding districts?
4. Will the change prevent the use of other land in the vicinity?
5. Is it appropriate at this time to permit the specific type of development or change in zone into the area which had not previously existed?
6. What is the land use designation for this property on the Land Use Plan Map 2000?  
\_\_\_\_\_ If there is a conflict between the Plan map and the desired zone, how can the change be justified?

7. Explain how the surrounding property within 250 feet of the perimeter of your property is zoned and used at present.

If the zone of your property is changed, explain how any permitted use of the district will be compatible with the surrounding property.

8. Explain what limitations the proposed zone change could place on the use of nearby property.
9. Have any changes taken place which would make the zone change appropriate now rather than at an earlier date? You may consider such things as development of surrounding property, new streets, sewer or water lines; housing trends, and so forth. Please explain more fully.

10. Additional information to be furnished by applicant:

- A. Evidence that applicant is owner of the property. If the applicant is the purchaser of the property or acting as authorized agent of the owner, then written verification must be submitted.
- B. A certified list of the names and addresses of all owners of property within 250 feet of the exterior boundaries of the property involved along with a map showing the location of the subject property and all properties within the 250 foot boundary.
- C. A building plan or location map including topographical features, streets, highways, alleys, distinguishable vegetation, etc. in relation to the property lines of the property involved. This plan or map shall be drawn to scale.

**BUILDING & TOPOGRAPHICAL FEATURE LOCATION PLAN:** A scaled drawing showing the actual shape and dimensions of the subject property, the sizes and shapes of existing and proposed structures, location of existing or proposed roads, distinguishing vegetation and major topographical features.

A separate drawing containing the above information may be attached if necessary to show the regional detail.

The above statements are true to the best of my belief and knowledge. As applicant, I understand that the Planning Commission requests the attendance of myself, or my representative at the meeting(s) where this request is scheduled for consideration.

\_\_\_\_\_  
Signature of Applicant or Authorized Agent

\_\_\_\_\_  
Date

Filing Fee: **\$675.00+ Publishing Cost (If Plan Map Amendment is needed, add \$960.00)**

Date paid:

Date of Planning Commission Hearing: