



# City of Salem

## Hearings Officer

Community Development Department

June 22, 2022

5:30 PM – 7:30 PM, Online

Si necesita ayuda para comprender esta información, por favor llame 503-588-6178

### AGENDA

1. Sign Conditional Use / Sign Permit Case No. CU-SI22-03

a. CU-SI22-03 for 525 Rockwood St SE

Summary: A proposal to replace an existing reader board wall sign in a residential zone with a new electronic display wall sign.

Request: A request for Conditional Use and Sign Permit Applications to install a 24.5-square foot electronic display wall sign to replace an existing backlit reader board wall sign for Sumpter Elementary School, located on a property of approximately 9.3 acres at 525 Rockwood St SE (Marion County Assessor map and tax lot number(s): 083W15BC / 02500) that is zoned RA (Residential Agriculture).

South Gateway Neighborhood Association

Case Manager: Pamela Cole, Planner II

2. Sign Variance / Sign Permit Case No. VAR-SI22-01

a. VAR-SI22-01 for 890 Oak St SE

Summary: A request to install ten new signs for the Salem Health campus each requiring one or more sign variance to development standards of the sign code.

Request: A request for sign variances and sign permits for the installation of ten new signs for the Salem Health campus, each requiring one or more variance to development standards of the sign code relating to maximum height, maximum display surface, quantity of signs, and/or illumination, for property approximately 34.8 acres in size, zoned PE (Public and Private Educational Services), PH (Public and Private Health Services) and CO (Commercial Office), within the Salem Hospital Overlay Zone, and located generally at 890 Oak Street SE - 97301 (Marion County Assessors Map and Tax lot numbers: 073W27DA / 00400, 00500, 00600, 00800, 00900, 01100, 01600, 05500, 06300, 06500, 06600, and 90000, and 073W27DB / 00100).

Central Area Neighborhood Development Organization (CANDO)

Case Manager: Aaron Panko, Planner III

## **DIGITAL MEETING ACCESS**

To view this meeting LIVE on YouTube, please visit this link with your computer, tablet, or smartphone by clicking this link: <https://bit.ly/planningpublicmeetings>

TO PROVIDE WRITTEN TESTIMONY ON A PUBLIC HEARING ITEM: Email written testimony to the Case Manager or mail to City of Salem Planning Division, 555 Liberty Street SE, Room 305, Salem, Oregon 97301. We recommend you email comments to ensure receipt before the public hearing.

TO SIGN UP TO PROVIDE IN-PERSON TESTIMONY ON A PUBLIC HEARING ITEM: You may provide testimony digitally at the public hearing. To sign up to provide live testimony during a public hearing, please email [zcardoso@cityofsalem.net](mailto:zcardoso@cityofsalem.net) or call 503-540-2304 by June 22, 2022 at 3:00 p.m.

Staff Reports and presentations for this meeting will be available at this link, see "Agendas and Meeting Minutes": <https://www.cityofsalem.net/government/boards-commissions/hearings-officer>

Special accommodations are available, upon request, for persons with disabilities or those needing sign language interpretation, or languages other than English. To request accommodations or services, please call 503-540-2371 (TTD/TTY 503-588-6439) at least two business days in advance.

It is the City of Salem's policy to assure that no person shall be discriminated against on the grounds of race, religion, color, sex, marital status, familial status, national origin, age, mental or physical disability, sexual orientation, gender identity, and source of income, as provided by Salem Revised Code 97. The City of Salem also fully complies with Title VI of the Civil Rights Act of 1964, Americans with Disabilities Act of 1990, and related statutes and regulations, in all programs and activities.

## **HEARINGS OFFICER PUBLIC HEARING PROCEDURES**

THE STATEMENT OF CRITERIA WILL BE READ BEFORE EACH HEARING

THE HEARING WILL BE CONDUCTED with the staff presentation first, followed by the applicant's case presentation (limited to a total of 15 minutes), neighborhood organization comments (limited to a total of 10 minutes), testimony of persons either in favor or opposition (limited to 5 minutes each, discretionary), and a rebuttal opportunity for the applicant (limited to 5 minutes), should opposition be raised. The Hearings Officer may ask questions between or after presentations/testimony. The public testimony portion will then be closed

THE APPLICANT HAS THE BURDEN OF PROOF to show that the approval criteria can be satisfied by the facts. Opponents may rebut the applicant's testimony by showing alternative facts or by showing that the evidence submitted does not satisfy the approval criteria. Any participant may request that the hearing be continued or that the record be left open for submission of additional evidence or testimony.

HEARINGS OFFICER DECISIONS are based on the criteria contained in the Salem Revised Code. Applicable criteria for each case, referenced in the public hearing notice and staff report, can be found in the Salem Revised Code. Applications may be approved, conditionally approved, or denied on the basis of conformity with the applicable criteria. Conditions of approval may be placed on an approval to ensure the proposal complies with all applicable portions of the Salem Revised Code.

ALL ISSUES MUST BE RAISED AT THE HEARING. Failure to raise an issue, accompanied by statements or evidence sufficient to afford the parties an opportunity to respond to the issue, precludes an appeal to the Land Use Board of Appeals (LUBA) on that issue. A similar failure to raise constitutional issues relating to any proposed conditions of approval precludes an action for damages in Circuit Court.

Salem Revised Code (SRC) and other informative documents may be accessed online at: <https://www.cityofsalem.net/business/land-use-zoning>