

REQUEST FOR COMMENTS

Si necesita ayuda para comprender esta información, por favor llame 503-588-6173

REGARDING: Partition Tentative Plan / Class 2 Adjustment Case No. PAR-ADJ23-05

PROJECT ADDRESS: 4524 Campbell Dr SE, Salem OR 97317

AMANDA Application No.: 23-112833-PLN

COMMENT PERIOD ENDS: Tuesday, September 19, 2023 at 5:00 p.m.

SUMMARY: A partition application to divide 0.43 acres into two parcels.

REQUEST: A consolidated Tentative Partition Plan to divide a 18,798 square-foot-lot into two parcels, with Parcel 1 consisting of approximately 9,100 square feet, and Parcel 2 consisting of approximately 9,700 square feet, with three Class 2 Adjustment requests to:

- (1) To allow land division in the RM-II zone for property less than 20,000 square feet in size, without development of three or more attached dwelling units on Parcel 1 due to the existing duplex (SRC 514.010)(a));
- (2) To reduce the density requirement for the existing duplex on Parcel 1 from three units to two units (SRC 514.010(c)); and
- (3) To reduce the rear setback for the existing duplex from 14 feet to 11 feet (SRC 514.010(d)).

The subject property is 18,798 square feet in size, zoned RM-II (Multiple Family Residential), and located at 4524 Campbell Drive SE (Marion County Assessor’s Map and Tax Lot Numbers: 082W05BB / 3600).

The Planning Division is interested in hearing from you about the attached proposal. Staff will prepare a Decision that includes consideration of comments received during this comment period. We are interested in receiving pertinent, factual information such as neighborhood association recommendations and comments of affected property owners or residents. The complete case file, including all materials submitted by the applicant and any applicable professional studies such as traffic impact analysis, geologic assessments, and stormwater reports, are available upon request.

Comments received by 5:00 p.m. TUESDAY, SEPTEMBER 19, 2023 will be considered in the decision process. Comments received after this date will be not considered. *Comments submitted are public record. This includes any personal information provided in your comment such as name, email, physical address and phone number. Mailed comments can take up to 7 calendar days to arrive at our office. To ensure that your comments are received by the deadline, we recommend that you e-mail your comments to the Case Manager listed below.*

CASE MANAGER: Jamie Donaldson, Planner II, City of Salem, Planning Division; 555 Liberty St SE, Room 305, Salem, OR 97301; Phone: 503-540-2328; E-Mail: jdonaldson@cityofsalem.net.

For information about Planning in Salem, please visit: <http://www.cityofsalem.net/planning>

PLEASE CHECK THE FOLLOWING THAT APPLY:

- 1. I have reviewed the proposal and have no objections to it.
- 2. I have reviewed the proposal and have the following comments: _____

Name/Agency: _____
 Address: _____
 Phone: _____
 Email: _____
 Date: _____

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