



HEARING NOTICE

ANNEXATION REQUEST AFFECTING THIS AREA

There is an annexation proposal for the property listed in this notice and shown on the attached map. The City is seeking input from persons who are entitled to notice under SRC 300.620(b). No specific development is proposed at this time. If you have questions or comments about the proposal, please contact the case manager.

Existe una propuesta de anexión para la propiedad enumerada en este aviso y que se muestra en el mapa adjunto. La Ciudad está buscando información de personas que tienen derecho a recibir notificación bajo SRC 300.620(b). No se propone ningún desarrollo específico en este momento. Si tiene preguntas o comentarios sobre la propuesta, póngase en contacto con nosotros al 503-588-6213

CASE NUMBER:	Annexation Case No. ANXC-755
PROPERTY LOCATION:	7006 Sunnyside Road SE and 7102 Cains Place SE, Salem OR 97306
DESCRIPTION of REQUEST:	Annexation of an approximately 48-acre territory, application of RA (Residential Agriculture) zoning, and withdrawal from the Salem Suburban Rural Fire Protection District for property located at 7006 Sunnyside Road SE and 7102 Cains Place SE (Marion County Assessor Map and Tax Lot Numbers 083W26A / 100, 200, 300, 400, 401 and 500).
HEARING INFORMATION:	<u>CITY COUNCIL, Monday, November 13, 2023 at 6:00 p.m., Council Chambers, Room 240, Civic Center, 555 Liberty Street SE, Salem, OR 97301</u> Interested persons may view the meeting online at City of Salem Facebook, CCTV Salem, You Tube Channel, or watch on Comcast Cable CCTV Channel 21.
HOW TO PROVIDE TESTIMONY:	Both written and oral testimony will be accepted on this proposal. Only those participating by submitting written testimony, or by testifying at the hearing, have the right to appeal the decision. Any person wishing to speak either for or against the proposed request may do so in person or by representative at the Public Hearing. Written comments may also be submitted at the Public Hearing. Include case number with the written comments. Prior to the Public Hearing, written comments may be filed with the City Recorder, 555 Liberty Street SE, Room 225, Salem, OR 97301 or by emailing cityrecorder@cityofsalem.net . If unable to attend the meeting in person but would like to provide testimony via Zoom, please sign up between 8:00 a.m. and 2:00 p.m. on the day of the meeting at the following link: https://www.cityofsalem.net/government/city-council-mayor/how-to-give-public-comment-at-salem-city-council-and-budget-committee-meetings
CASE MANAGER:	Lisa Anderson-Ogilvie, Planning Administrator , City of Salem Planning Division, 555 Liberty Street SE, Room 305, Salem, OR 97301. Telephone: 503-540-2381; E-mail: lmanderson@cityofsalem.net .
STAFF REPORT:	A copy of the staff report will be available no later than 5:00 p.m., November 6, 2023; copies can be requested from the Planning Division at 503-588-6173. The staff report will also be available online no later than 5:00 p.m., November 8, 2023 at: https://salem.legistar.com/Calendar.aspx
ACCESS:	The Americans with Disabilities Act (ADA) accommodations will be provided on request.

NEIGHBORHOOD ASSOCIATION:	<p><i>Neighborhood associations (N.A.) are volunteer organizations of neighbors coming together to make neighborhoods the best they can be. They receive notice of land use applications within their boundaries, and they often submit comments on the applications to the City. Neighborhood association meetings are open to everyone. Contact your neighborhood association to get involved:</i></p>
CRITERIA:	<p>South Gateway Neighborhood Association, Glenn Baly, Land Use Co-Chair; Phone: 503-588-6924; Email: glennbaly12345@gmail.com.</p> <p>Salem Revised Code (SRC) Chapter 260.010(g)(1) – Annexation</p> <p>Salem Revised Code (SRC) is available to view at this link: http://bit.ly/salemorcode. Type in the chapter number(s) listed above to view the applicable criteria.</p>
PETITIONER / APPLICANT:	Bill Wagoner Westwood Homes LLC
OWNER:	Cain Properties LLC, Ruth Cain and Marion County Finance
REPRESENTATIVE:	Brandie Dalton, Multi Tech Engineering
HEARING PROCEDURE:	<p>The hearing will be conducted with the staff presentation first, followed by the applicant's case, neighborhood association comments, persons in favor or opposition, and rebuttal by the applicant, if necessary. 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.</p> <p>Failure to raise an issue prior to the close of the Public Hearing in person or in writing, or failure to provide statements or evidence with sufficient specificity to provide the applicant and Review Authority to respond to the issue, precludes appeal to the Land Use Board of Appeals (LUBA) on this issue. A similar failure to raise constitutional issues relating to proposed conditions of approval precludes an action for damages in circuit court.</p> <p>Following the close of the Public Hearing, a decision will be issued and mailed to the applicant, property owner, affected neighborhood associations, anyone who participated in the hearing, either in person or in writing, and anyone who requested to receive notice of the decision.</p>
MORE INFORMATION:	<p>All documents and evidence submitted by the applicant are available on the City's online Permit Application Center at https://permits.cityofsalem.net. You can use the search function without registering and enter the permit number listed here: <u>23 111301</u>. Paper copies can be obtained for a reasonable cost.</p>
NOTICE MAILING DATE:	October 19, 2023

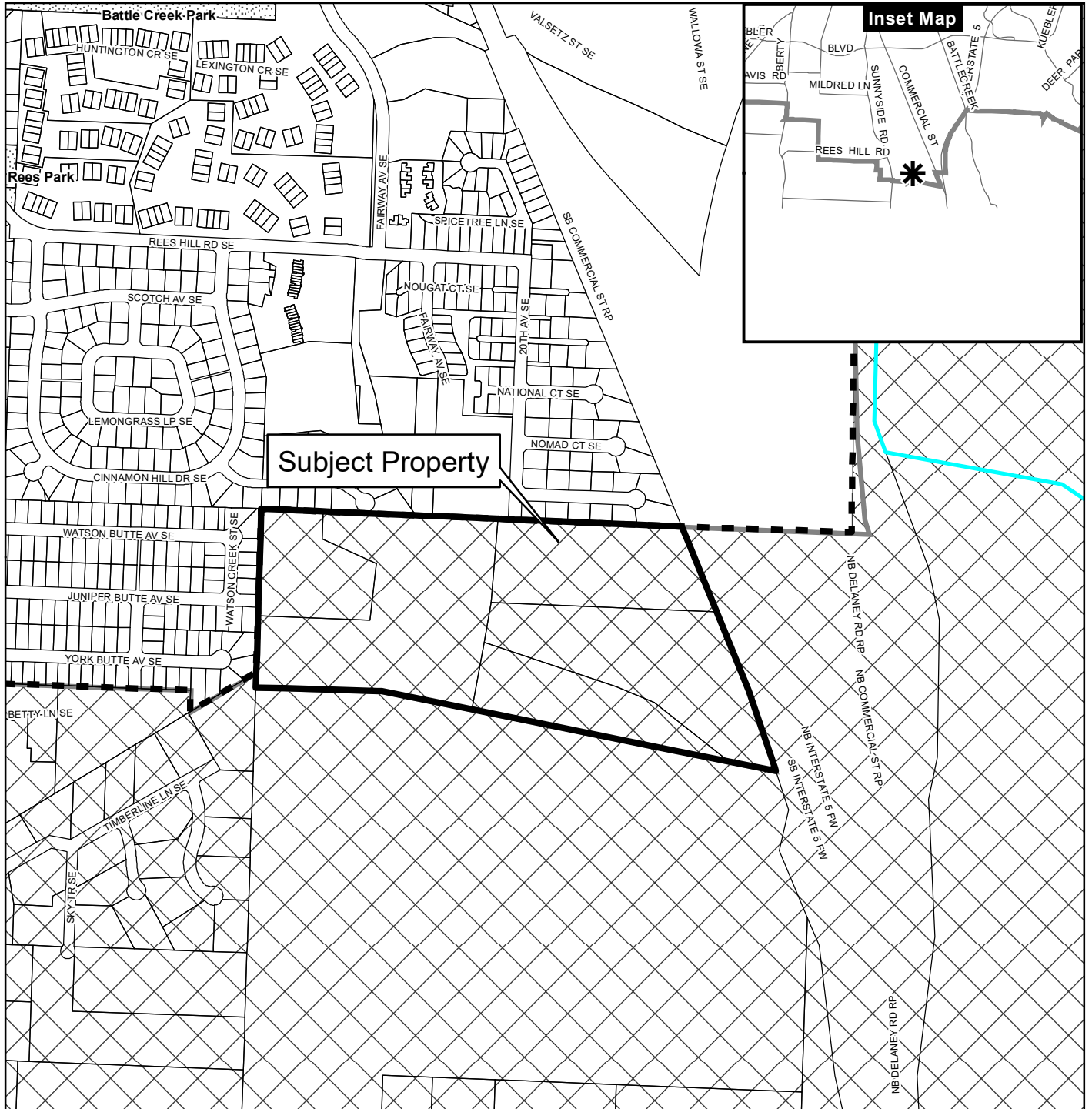
PLEASE PROMPTLY FORWARD A COPY OF THIS NOTICE TO ANY OTHER OWNER, TENANT OR LESSEE.
For more information about Planning in Salem: <http://www.cityofsalem.net/planning>

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 Chapter 97. The City of Salem also fully complies with Title VI of the Civil Rights Act of 1964, and related statutes and regulations, in all programs and activities. Disability-related modification or accommodation, including auxiliary aids or services, in order to participate in this meeting or event, are available upon request. Sign language and interpreters for languages other than English are also available upon request. To request such an accommodation or interpretation, contact the Community Development Department at 503-588-6173 at least three business days before this meeting or event.








TTD/TTY telephone 503-588-6439 is also available 24/7

Vicinity Map

7006 Sunnyside Road SE and 7102 Cains Place SE



Legend

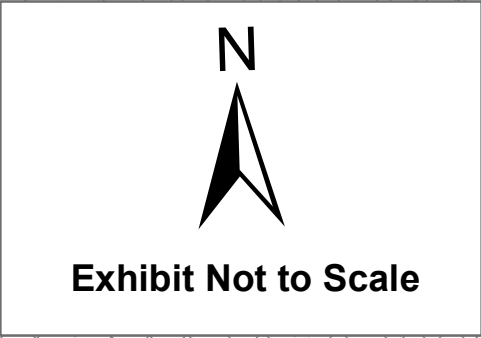
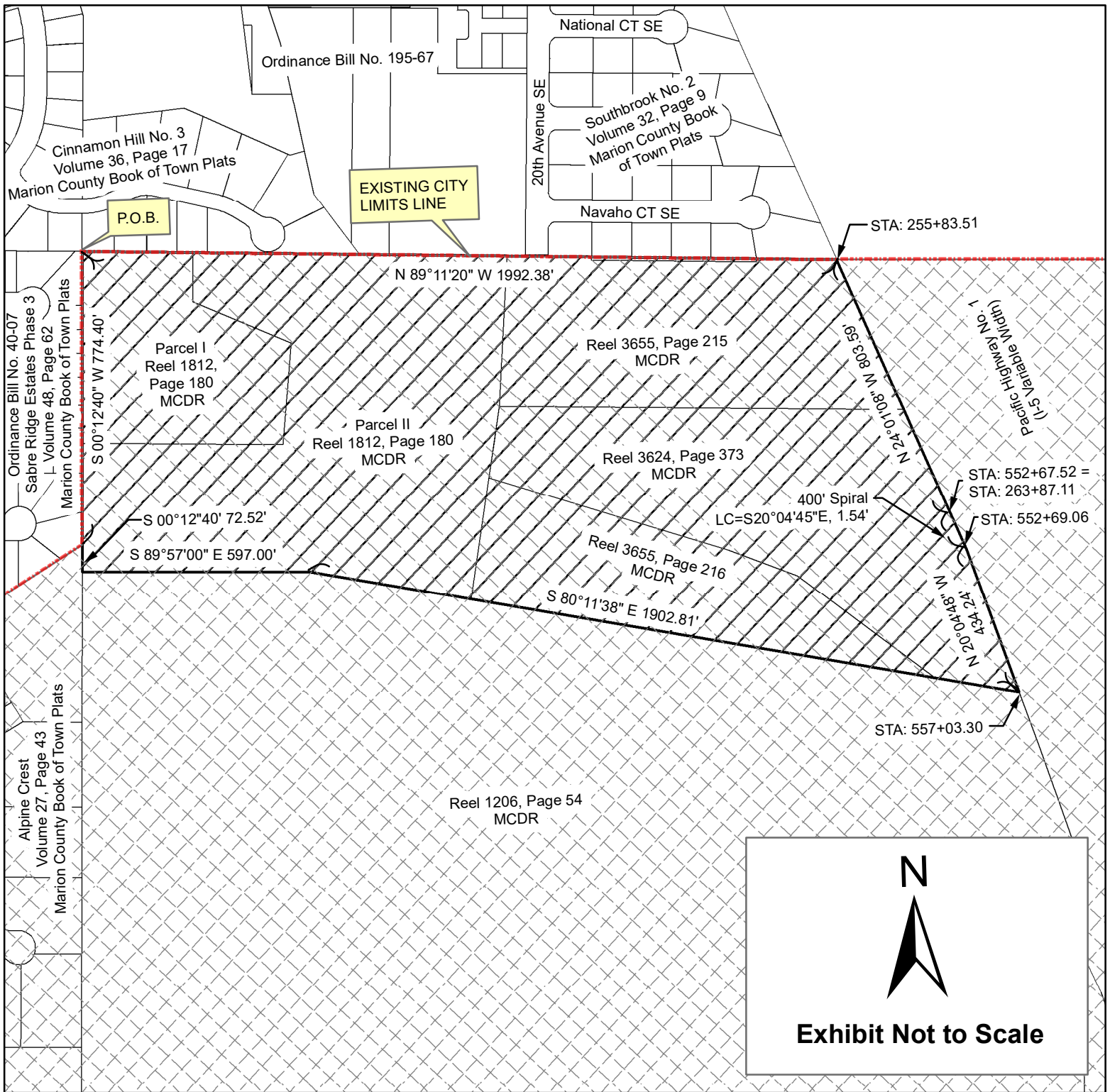
-  Taxlots
-  Urban Growth Boundary
-  City Limits
-  Outside Salem City Limits
-  Historic District
-  Schools
-  Parks

CITY OF Salem
AT YOUR SERVICE
Community Development Dept.

0 100 200 400 Feet



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BASIS OF BEARINGS -
 South 00°12'40" West along the
 east line of Sabre Ridge Estates
 Phase 3, recorded in Volume H48, Page 62,
 Marion County Book of Town Plats

**TOWNSHIP 8 SOUTH, RANGE 3 WEST, SECTION 26,
 WILLAMETTE MERIDIAN**



- P.O.B = Point of Beginning
- MCDR = Marion County Deed Records
-  Property in Marion County
-  PROPERTY PROPOSED TO BE ANNEXED INTO CITY

EXHIBIT MAP

CITY OF SALEM, OREGON PUBLIC WORKS DEPARTMENT	
7006 Sunnyside Road SE	
CITY OF SALEM ORDINANCE NO. _____	
ANNEXED: _____	ADJACENT TO WARD 4
CONTAINING 48.08 acres outside ROW	
CASE NO. C-755	TRACT NO. _____