

RESOLUTION NO. 228 A

WHEREAS, Mark Landon, Steven Parr, Rick Cavanaugh, Harold Burroughs and Mel Fitzhugh having filed a petition requesting a zone change from R.S. (Residential Single Family) to C.G. (Commercial General) and;

WHEREAS, a Public Hearing having been held before the Stayton Planning Commission and;

WHEREAS, the City Council, after considering said request deem it necessary to impose conditions on the requested zone change to protect the public health, safety, welfare, convenience and environmental amenities, now, therefore,

BE IT RESOLVED BY COMMON COUNCIL OF THE CITY OF STAYTON,

The Common Council of the City of Stayton will, by Ordinance, change the Zone from R.S. to C.G. on Lot 1, LANDON SUBDIVISION, Marion County, State of Oregon.

SAVE AND EXCEPT:

Beginning at the Northwest corner of Lot 1 LANDON SUB-DIVISION as said Subdivision is platted and recorded in Volume 27, Page 2, Book of Town Plats for Marion County Oregon; and running thence East 633.70 feet to the Northeast corner of said Lot 1; thence South $00^{\circ} 22'$ East along the East line of said Lot 1, a distance of 360.90 feet to an iron rod; thence West 458.55 feet to an Iron Rod in the Westerly line of said Lot 1, thence North $26^{\circ} 11'$ West along said Westerly line 402.17 feet to the point of beginning;

When the following requirements have been met:

1. The parcel described above shall be developed as a mobile home Sales Outlet, meeting the site development requirements provided in the Stayton Zoning Ordinance, Section 4, Subsections 4.4 through 4.8 and Sections 9, 10 and 11 inclusively.
2. The Developer provide a site development plan, to be attached herein, that would include proposed building locations, accesses, parking and loading facilities, landscaping, sign locations and lighting facilities. The approval of the site plan, by the City Council, shall constitute compliance to the requirement.

Upon completion of compliance by the applicant, the City Council shall by Ordinance effect the Zone Change from R.S. to C.G. The failure of the applicant to substantially meet any or all conditions, stipulations or limitations contained in this Resolution of Intent to Rezone, shall render said resolution null and void.

ADOPTED THIS 4 DAY OF APRIL 1977

SIGNED THIS 6 DAY OF APRIL 1977


MAYOR

ATTEST:


RECORDER