

Community Development Department

P.O. Box 970 ▪ 414 E First Street ▪ Newberg, Oregon 97132
503-537-1240. Fax 503-537-1272 www.newbergoregon.gov

NOTICE OF PLANNING COMMISSION HEARING ON A PROPOSED ANNEXATION

A property owner in your neighborhood submitted an application to the City of Newberg to annex approximately 0.70 acres at 918 Wynooski Street, Yamhill County tax lot R3220-07100. The Newberg Planning Commission will hold a hearing on May 9, 2024 at 7pm at the Newberg Public Safety Building, 401 E. Third Street, Newberg, OR, to evaluate the proposal. You are invited to take part in the City's review of this project by sending in your written comments or testifying before the Planning Commission. For more details about giving comments, please see the back of this sheet.

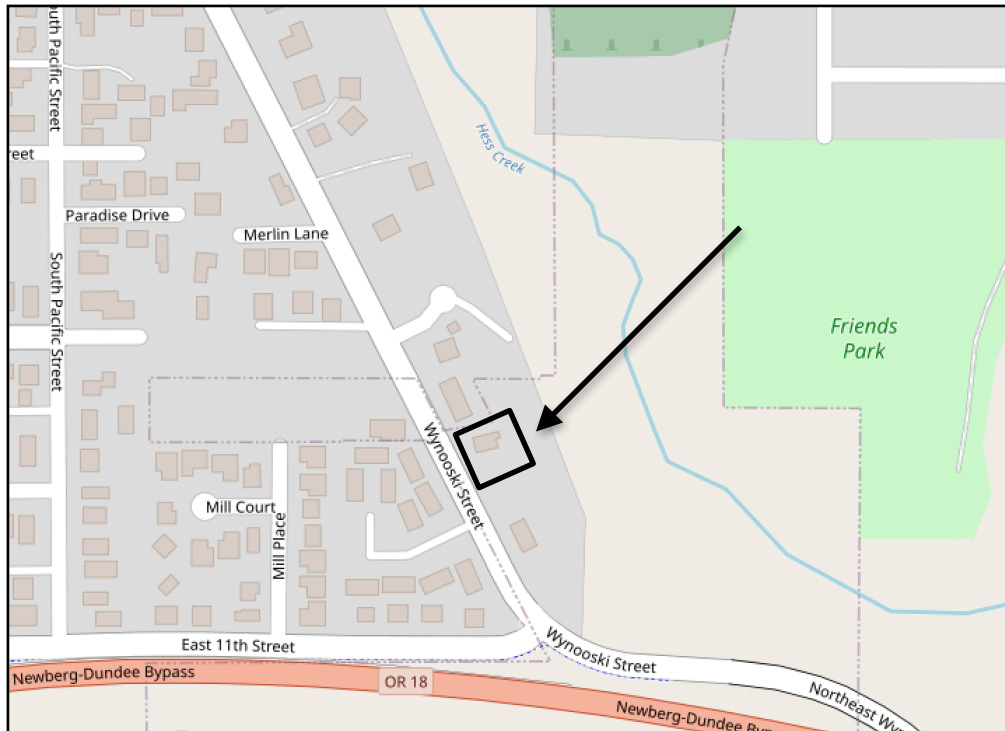
The application would annex one lot and change its zoning from Yamhill County LDR-9000 to Newberg R2 residential.

APPLICANT: Yamhill Land Development Services LLC
TELEPHONE: 503-563-0330

PROPERTY OWNERS: Timothy and Danielle Richardson
918 Wynooski St.
Newberg, OR 97132

LOCATION: 918 Wynooski St.
Newberg, OR 97132

TAX LOT NUMBER: Yamhill County Tax Map R3220-07100



We are mailing you information about this project because Sportsman Airpark is within 5,000 feet of the proposed annexation. We invite you to participate in the land use hearing scheduled before the Planning Commission. If you wish to participate in the hearing, you may do so in person or be represented by someone else. You also may submit written comments. Oral testimony is typically limited to five minutes per speaker.

If you mail your comments to the City, please put the following information on the outside of the envelope:

Written Comments: File No. ANX23-0001
City of Newberg
Community Development Department
PO Box 970
Newberg, OR 97132

All written comments must be received by 4:30 p.m. on May 6, 2024. Written information received after this time will be read out loud at the hearing subject to time limits for speakers, and will be included in the record if there are further proceedings.

You can look over all the information about this project or drop comments off at Newberg City Hall, 414 E. First Street. You can also buy copies of the information for a cost of 25 cents a page. A staff report relating to the proposal will be available for inspection at no cost seven days prior to the public hearing. If you have any questions about the project, you can call the Newberg Planning Division at 503-537-1215.

Any issue which might be raised in an appeal of this case to the Land Use Board of Appeals (LUBA) must be raised during the public hearing process. You must include enough detail to enable the decision maker an opportunity to respond. The applicable criteria used to make a decision on this application for annexation are found in Newberg Development Code Section 15.250.030.

Prior to the conclusion of the initial evidentiary hearing, any participant may request an opportunity to present additional evidence, arguments or testimony regarding the application through a continuance or extension of the record. Failure of an issue to be raised in the hearing, in person or by letter, or failure to provide statements or evidence sufficient to afford the decision maker an opportunity to respond to the issue precludes appeal to the State Land Use Board of Appeals based on that issue.

The Planning Commission will make a recommendation at the end of the public hearing. Their recommendation will be forwarded to the City Council, Who also will hold a hearing on the application. If you participate in the public hearing process, either by testifying at the public hearing, or by sending in written comments, we will send you information about any decision made by the City relating to this project.

Date Mailed: ***April 19, 2024***

ACCOMMODATION OF PHYSICAL IMPAIRMENTS:

In order to accommodate persons with physical impairments, please notify the City Recorder's office of any special physical or language accommodations you may need as far in advance of the meeting as possible and no later than 48 hours prior to the meeting. To request these arrangements, please contact the City Recorder at 503-537-1283. For TRS services please dial 711.