



Notice of Joint Public Hearing
Benton County Board of Commissioners & Adair Village City Council
AMENDMENT TO ADAIR VILLAGE URBAN GROWTH BOUNDARY

A joint public hearing will be held on **Tuesday, December 6, 2022, at 6:00 p.m.**, to consider an amendment to the urban growth boundary of the City of Adair Village. The Planning Commissions of Adair Village and Benton County held a joint public hearing in October and voted to recommend that the City Council and the Board of County Commissioners approve the amendment. After receiving public testimony, the City Council and the Board of Commissioners will deliberate and make individual decisions regarding the proposed amendment.

You can attend the public hearing in person in Adair Village, or on-line. The meeting location is at **Santiam Christian High School’s main building, 7226 NE Arnold Ave, Adair Village**. For on-line access info, see Page 2 of this notice. For any physical or language accommodations you may need, please notify Linda Ray (linda.ray@co.benton.or.us) as far in advance of the hearing as possible.

AFFECTED PROPERTY:	<p>Two properties are being considered for addition to the Adair Village UGB. Both are zoned Exclusive Farm Use. See map on Page 2.</p> <p><u>Property 1:</u> Assessment Map & Tax Lot No. 104290000900. 12.97 acres located on the northeast side of Adair Village. 5.12 acres proposed for residential development; 7.85 acres is in a conservation easement.</p> <p><u>Property 2:</u> Assessment Map & Tax Lot No. 104310003400. 42.4 acres located on the south edge of Adair Village. 37 acres proposed for residential development; 5.4 acres proposed to remain in natural state.</p>
PROPOSED ACTION:	<p>Legislative Amendment to the Urban Growth Boundary (UGB) of the City of Adair Village.</p> <p><u>City of Adair Village</u> is reviewing an amendment to the Comprehensive Plan to change the Urban Growth Boundary. Review criteria: Land Use Development Code Section 2.700; Comprehensive Plan Sections 9.290, 9.490, 9.590, 9.890.</p> <p><u>Benton County</u> is reviewing an amendment to the Comprehensive Plan to change the Urban Growth Boundary, and an amendment to the Zoning Map to change the zoning of the subject properties from Exclusive Farm Use to Urban Residential – 50-acre Minimum Parcel Size. Review criteria: Comprehensive Plan Section 17.3; Development Code Section 53.505.</p>
STAFF CONTACTS:	<p>Adair Village: Pat Depa Patrick.Depa@co.benton.or.us 541-760-2993</p> <p>Benton County: Greg Verret Greg.Verret@co.benton.or.us 541-766-6819</p>
ADAIR VILLAGE FILE NUMBER:	<p style="text-align: center;">PC22-01</p>
BENTON COUNTY FILE NUMBER:	<p style="text-align: center;">LU-22-038</p>

TO SUBMIT TESTIMONY

Note: all testimony that was submitted to the Planning Commissions is being forwarded to the City Council and Board of Commissioners.

Oral testimony may be presented at the hearing. To put your name on the list to testify, please email PublicComment@co.benton.or.us by 5:00 pm on December 6 (the day of the hearing). No written testimony will be accepted at the hearing.

Written testimony may be submitted prior to the hearing by mail, email or drop-off

Adair Village
c/o Patrick Depa
6030 NE William R Carr Avenue
Adair Village, OR 97330
Patrick.Depa@co.benton.or.us

Benton County
c/o Greg Verret, Community Development Dept.
4500 SW Research Way
Corvallis, OR 97333
PublicComment@co.benton.or.us

Testimony must include the name and mailing address of the person commenting. Please also include the above-noted file numbers in all correspondence.

- Testimony received by 8:00 a.m. on Tuesday November 29, will be sent to the Board of Commissioners and City Council on that day.
- Testimony received after that time but before 3:00 p.m. on Tuesday, December 6, will be forwarded to the Board of Commissioners and City Council just prior to the hearing; however, they may not have an opportunity to review it prior to the hearing.

HOW TO GET MORE INFORMATION

Copies of relevant materials are available on the websites of the City of Adair Village and Benton County, or can be reviewed by appointment at Adair Village City Hall or Benton County Community Development Department.

Adair Village: <http://adairvillage.org/>

Benton: <https://www.co.benton.or.us/boc/page/joint-public-hearing-benton-county-board-commissioners-adair-village-city-council>

TO JOIN THE MEETING ONLINE

<https://us06web.zoom.us/j/81308860388?pwd=MzVmYkdQWEZUWTNuMFU4eHF1VW5Hdz09>

Dial in: +1 253 215 8782;

Meeting ID: 813 0886 0388

Passcode: 823092

HEARING PROCESS

The public hearing will be conducted in a manner that permits testimony from city and county staff, followed by testimony from members of the public and other governmental bodies and agencies.

Testifiers will be mailed notice of the final decision.

Failure to raise an issue in person or by letter, or failure to provide sufficient specificity to afford the County the opportunity to respond to the issue precludes appeal to the Land Use Board of Appeals (LUBA) based on that issue.


NOTICE TO MORTGAGEE, LIENHOLDER, VENDOR OR SELLER:

ORS 215 REQUIRES THAT IF YOU RECEIVE THIS NOTICE IT MUST BE PROMPTLY FORWARDED TO THE PURCHASER.

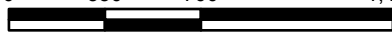
The recipient of this notice is hereby responsible to promptly forward a copy of this notice to every person with a documented interest, including a renter or lessee.

Legend

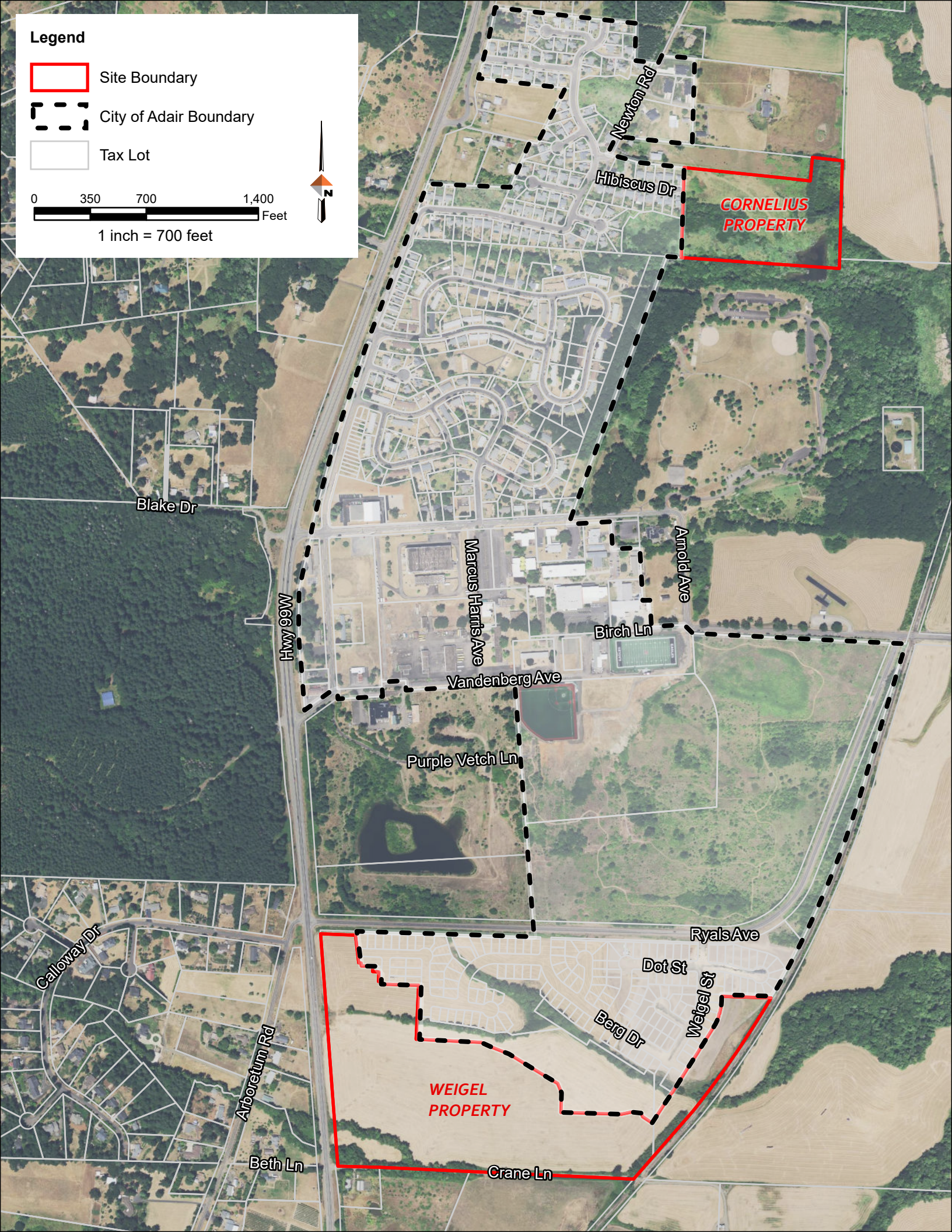
 Site Boundary

 City of Adair Boundary

 Tax Lot

0 350 700 1,400
 Feet

1 inch = 700 feet



**CORNELIUS
PROPERTY**

**WEIGEL
PROPERTY**

Blake Dr

Hwy 66

Marcus Harris Ave

Arnold Ave

Birch Ln

Vandenberg Ave

Purple Vetch Ln

Ryals Ave

Dot St

Berg Dr

Weigel St

Calloway Dr

Arboretum Rd

Beth Ln

Crane Ln