



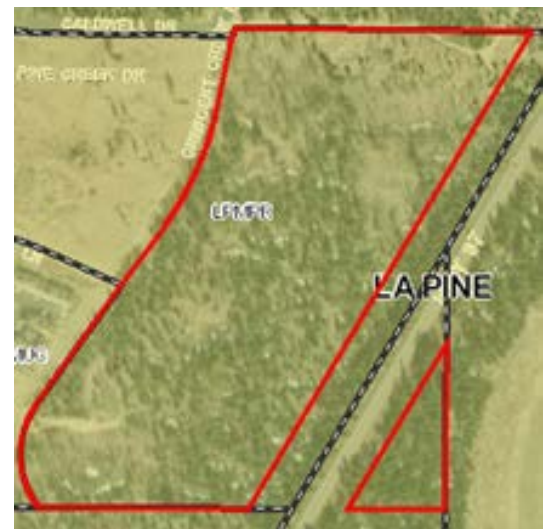
**NOTICE OF PUBLIC HEARING**

The City of La Pine will hold a public hearing before the City Council at 5:30 PM on Wednesday, January 26, 2022 in the City of La Pine Council Chambers at 16345 6<sup>th</sup> Street La Pine, Oregon.

**FILE NUMBERS:** 01VA-21

**HEARING DATE:** January 26, 2022, 5:30 PM – City Council, City Hall  
16345 6<sup>th</sup> Street, La Pine

**APPLICANT/  
OWNER:** Sagebrush Development LLC  
PO Box 2520  
La Pine, OR 97739



**PROPERTY LOCATION:** The subject property is located east of Huntington Road, south of Caldwell Drive, north of Victory Way, and west of Highway 97. The property includes all of the residential lots within the Reserve in the Pines Phases 2, 3, and 4. The subject property is identified as Tax Lot 202 on Deschutes County Tax Assessor’s Map 22-10-11.

**REQUEST:** The original request was for a Minor Variance for a 25% decrease in side setback requirements. The proposed setbacks are 7.5’ as opposed to the 10’ requirement. The request before the City Council is for an Appeal to the Staff Report denying the Variance application.

All interested persons may appear, be heard, be represented by counsel, or send written signed testimony. All written comments must be received by the City prior to the hearing date or submitted at the hearing. Failure to raise an issue in person at the hearing or in writing precludes appeal by that person to the Land Use Board of Appeals (LUBA). Failure to provide statements or evidence sufficient to afford the decision maker an opportunity to respond to the issue precludes appeal to LUBA based on that issue.

A copy of the application, all documents and evidence submitted by or on behalf of the applicant and applicable criteria are available for inspection at City Hall during normal business hours, at no cost.



Copies will be provided upon request at a reasonable cost.

Interested persons may obtain a Staff Report within seven

days of the date of the hearing. Please contact City of La Pine Principal Planner, Alexa Repko, at 541-668-1135, if you have any questions.

**Applicable Criteria and Procedures:**

*City of La Pine Comprehensive Plan*

- V. Amendments to the Plan
- Chapters 1-12

*La Pine Development Code*

- Article 3, Development Standards  
Chapter 15.20, Residential Master Plan Zone
- Article 4, Overlay Zones  
Chapter 15.32, Newberry Neighborhood Planning Area (NNPA) Overlay Zone
- Article 7, Procedures  
Chapter 15.204, Application Procedures  
Chapter 15.212, Appeals
- Article 8, Applications and Reviews  
Chapter 15.320, Variances

*Oregon Revised Statutes*

- ORS 197.610, Local Government Notice of Amendment or New Regulation
- ORS 197.250, Compliance with Goals Required
- ORS 197.763, Conduct of Local Quasi-Judicial Land Use Hearings; Notice Requirements

*Oregon Administrative Rules (OAR)*

- 660-012 Transportation Planning Rule
- 660-015 Oregon Statewide Planning Rule

C: Property owners within 100'  
Planning Commission  
City Council  
Agency List