



NOTICE OF PENDING ADMINSTRATIVE LAND USE DECISION

The City of La Pine Community Development Department has received the proposed land use application:

DATE MAILED: February 22, 2024

FILE NUMBER: 03PA-24

APPLICANT: Hallie Development Company
19717 Mt Bachelor Dr
Bend, OR 97702

OWNER: 51305 Preble Way LLC
2015 NW 39th St
Lincoln City, OR 97367

LOCATION: The subject property is located at 51305 Preble Way, La Pine, Oregon 97739. The Tax Lot number is 3100 on Deschutes County Assessor's Map 22-10-14CB.

REQUEST: The applicant is requesting a two-parcel partition. Parcel 1 will be approx. 8,509 square feet in size and Parcel 2 will be approx. 38,709 square feet in size.

STAFF CONTACT: Rachel Vickers, Associate Planner
Email: rvickers@lapineoregon.gov
Phone: (541) 280-5680

APPLICABLE STANDARDS, PROCEDURES, AND CRITERIA:

City of La Pine Development Code

- Article 3. Zoning Districts
 - Section 15.18, Residential Zones
- Article 5. Development Standards
 - Section 15.80, Development Standards, Generally
 - Section 15.82, Landscaping, Buffering and Fences
 - Section 15.86, Parking and Loading
 - Section 15.88, Access and Circulation
 - Section 15.94, Improvement Procedures and Guarantees
- Article 9. Land Divisions
 - Section 15.410, Land Partitions
 - Section 15.418, Processing and Recording Procedures

RECORD:

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 at 16345 Sixth Street, La Pine. Copies of these documents can also be provided at a reasonable cost from the City of La Pine or viewed on the property website at <https://www.lapineoregon.gov/cd/page/land-use-file-03pa-24-hallie-development>. For more information or to request copies of these documents, contact rvickers@lapineoregon.gov.

DOCUMENT SUBMISSION:

Any comments must be made in writing and directed toward the criteria that apply to this request. Please refer to the project number in your written comments. Comments may be submitted by:

- Hand delivery to City Hall, 16345 6th St, La Pine, OR 97739 or,
- Mail to City Hall, PO Box 2460, La Pine, OR 97739 or,
- Email to rvickers@lapineoregon.gov.

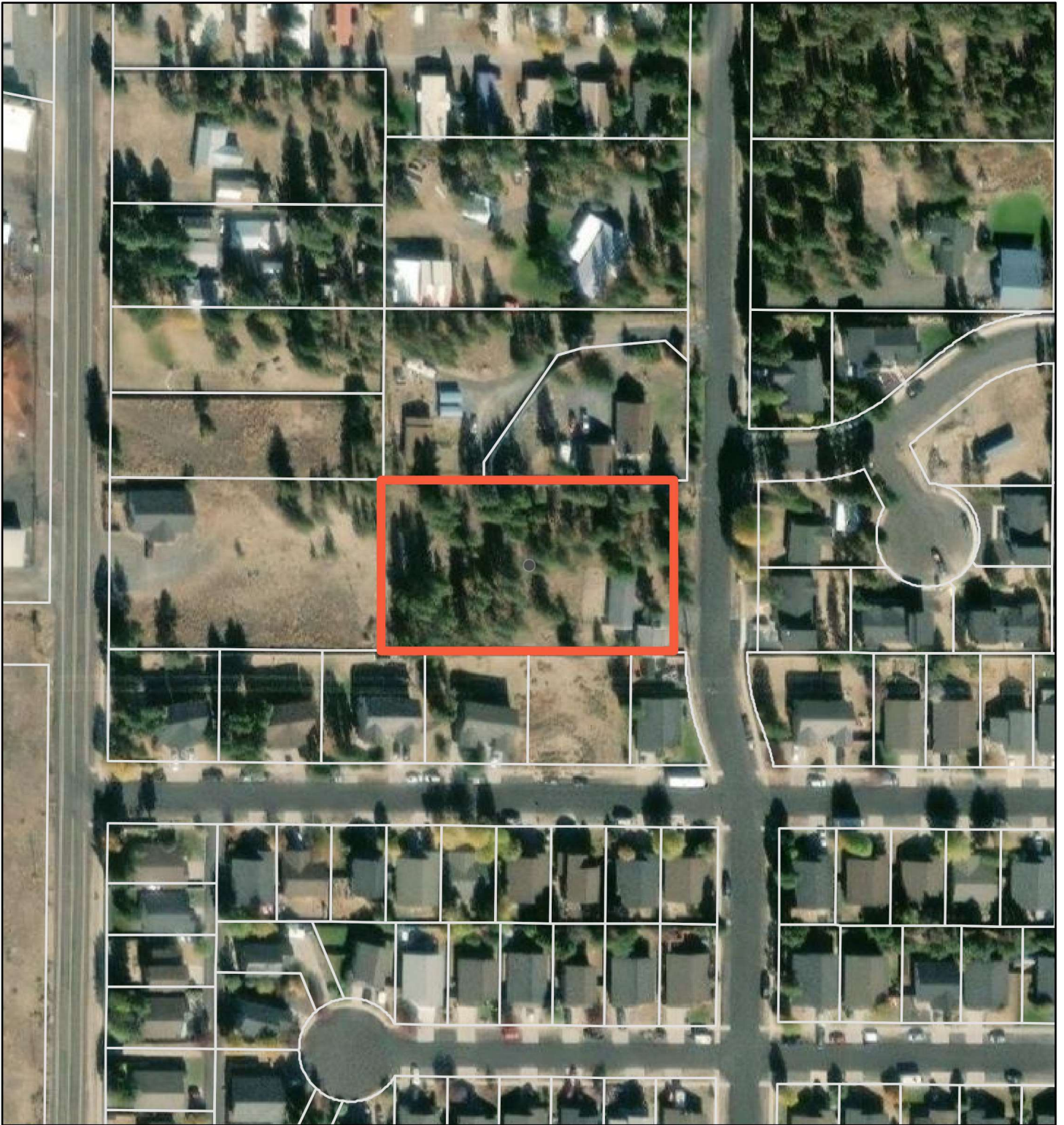
LIMITATIONS:

- Only comments on relevant approval criteria are considered relevant evidence and failure to address approval criteria with enough detail may hinder any appeal on that issue to the Land Use Board of Appeals or Circuit Court.
- **All comments must be received within 14 days of the date mailed.**


This Notice was mailed pursuant to City of La Pine Development Code Part III, Article 7, Section 15.204.020(B). Notice of the Decision will be mailed to the applicant and all those who submitted written comments, or who is otherwise legally entitled to notice.

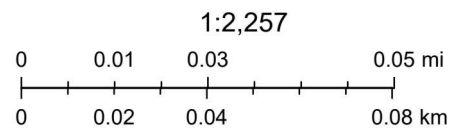
cc: Property owners within 100'
Planning Commission (email)
Standard Agency Notice List (email)

Land Use File 03PA-24, Hallie Development



2/22/2024, 7:56:57 AM

-  Override 1
-  Taxlots



Maxar, Microsoft