

SALEM HEARINGS OFFICER MINUTES
October 25, 2023

Hearings Officer
Jim Brewer

Staff Present
Jacob Brown, Planner I
Olivia Dias, Current Planning Manager
Zachery Cardoso, Recorder

Hearings Officer Jim Brewer called the meeting to order at 5:30 p.m. and explained the procedures of the night's hearings. City of Salem staff members present were Jacob Brown, Planner I; Olivia Dias, Current Planning Manager; and Zachery Cardoso, Recorder.

1. ZONE CHANGE ZC23-01

- **ZC23-01 for 2900 Block of Kuebler Blvd SE**

Request: A quasi-judicial zone change to realign the boundaries between MU-II (Mixed Use-II) and MU-III (Mixed Use-III) zones along the center line of a private street on a single unit of land. The subject property is approximately 24.66 acres in size, zoned MU-II (Mixed Use-II) and MU-III (Mixed Use-III) and located at the southwest corner of the intersection of Kuebler Boulevard and I-5 (Marion County Assessor's Map and Tax Lot Number: 083W12C /2201).

The Hearings Officer read the applicable criteria into the record. No objection to jurisdiction was raised and the public hearing was opened at 5:34 p.m.

Case Manager Jacob Brown entered the staff report, all attachments, and the presentation into the record and proceeded with the presentation.

RECOMMENDATION:

Based upon the Facts and Findings contained in this staff report, staff recommends that the Hearings Officer APPROVE the request for a quasi-judicial zone to realign the boundaries between MU-II (Mixed Use-II) and MU-III (Mixed Use-III) zones along the center line of a private street on a single unit of land that is approximately 24.66 acres in size and located at the southwest corner of the intersection of Kuebler Boulevard and I-5 with the following condition:

Condition 1: The subject property shall meet all conditions of approval within CPC-ZC21-04.

At this time the Hearings Officer had questions for Staff.

PERSONS TESTIFYING:

Applicant: Brittany Randall, 1720 Liberty St SE

At this time the Hearings Officer had questions for the applicant.

Neighborhood Association: None

Support: None

Oppose: None

Neutral: None

Rebuttal from Applicant: None

The Hearings Officer had no additional questions for staff.

The Hearings Officer waived their final written arguments.

With no further questions or testimony to present, the Hearings Officer closed the public hearing at 5:49 p.m.

The meeting ended at 5:49 P.M.

Prepared by: Zachery Cardoso, October 25, 2023

Approved: October 26, 2023