

Jennifer Biberston

From: Jennifer Biberston
Sent: Monday, April 22, 2024 9:58 AM
To: Jennifer Biberston
Cc: Jacob Brown
Subject: Notice of Filing / Request for Comments - Case No. SPR-ADJ24-14 for 1441 45th Ave NE
Attachments: SPR-ADJ24-14 NOF-RFC.pdf

BCC List: qahoneystix@gmail.com; Britany Randall; Lindsey King; Adam Deshon; Albert Rossi; Andrew Wilch; Austin McGuigan, Polk Co. Planning; Bill Lawyer, City of Keizer Public Works; Brandon Ditto; Brandon Pike; Cara Kaser; Cherriots Planning; Christine Stevenson, Dept. of State Lands; Curtis Pellatz; Daniel Kizer; David Fridenmaker, Salem Keizer School District; David Hughes; Dennis Will (NOLA Land Use Chair); Gerry Juster; Hilary Heite; Hilary Leavell; John Rasmussen, Marion Co. Public Works; Ken Spencer; Kevin Haunschild; Kimberli Fitzgerald; Laurel Christian; Lesley Hegewald, Mid-Willamette Valley COG; Marion Co Assessor's Office; Marion County; Marion County Planning; Max Hepburn; Nicole Bess; Olivia Dias; Prescott Mann; Ryan Slack; Shane Witham; Shelby Guizar; Steve Baldwin, Marion County Assessor's Office; Suzanne Nelson; Terry Neal; Corky Brown, East Salem Suburban Neighborhood Association; Geoffrey James - Morningside N.A.; Heather Sorensen; Irma Coleman; Joe Farrior; Lisa Anderson-Ogilvie; Marvin Baker, East Salem Suburban Neighborhood Association; Michael Johnson; Michael Johnson, East Salem Suburban Neighborhood Association; Statesman Journal Newsroom; Sue Fowler, ELNA; Susann Kaltwasser

Hello,

The Notice of Filing/ Request for Comments for Class 3 Site Plan Review and Class 2 Adjustment Case No. SPR-ADJ24-14 for 1441 45th Ave NE is attached for your information. Comments are due **May 6, 2024 by 5:00 p.m.** Hard copies go out in the mail today for those of you who are to receive one.

Application Summary: A Class 3 Site Plan Review with Class 2 Adjustments for a proposed storage building.

Please direct questions or comments to the **CASE MANAGER:**

Jacob Brown

JBrown@cityofsalem.net

503-540-2347

Thank you,

Jennifer Biberston

Administrative Analyst I

City of Salem | Community Planning and Development | Planning

555 Liberty St SE, Room 305, Salem OR 97301

Jbiberston@cityofsalem.net | 503-540-2315

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Jennifer Biberston

From: Jennifer Biberston
Sent: Monday, April 22, 2024 9:58 AM
To: Copy Center
Cc: Zachery Cardoso
Subject: SPR-ADJ24-14 NOF/RFC - Print and mail
Attachments: SPR-ADJ24-14 Physical Mailing List.csv; SPR-ADJ24-14 NOF AFFIDAVIT.DOC; SPR-ADJ24-14 NOF-RFC.pdf

Hello,

Please print and mail the attached document to the attached mailing list.

252580

Print 453.06

Mail 452.05

Thank you!

Jennifer Biberston

Administrative Analyst I

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AFFIDAVIT of MAILING

STATE OF OREGON)

CITY OF SALEM)

I, Jeff Springer, do hereby certify that on April 22, 2024, I deposited true and correct copies of the NOTICE OF FILING in the Salem post office addressed to the attached mailing list, for the application of Class 2 Adjustment, Class 3 Site Plan Review Case No. SPR-ADJ24-14; Application No. 24-101905-PLN:

"Summary: A Class 3 Site Plan Review with Class 2 Adjustments for a proposed storage building.

Request: A Class 3 Site Plan Review for development of a new building containing an existing general manufacturing use, Naturefts Kick Original Honeystix, with three Class 2 Adjustment requests:

- 1) Reduce the zone-to-zone setback along the eastern property boundary from 30 feet to 11.5 feet (SRC 551.010(b) Table 551-4);
- 2) Eliminate the requirement to provide landscaping within the zone-to-zone setback along the eastern property boundary (SRC 551.010(b) Table 551-4); and
- 3) Eliminate the requirement to provide a pedestrian connection to one adjacent street, 45th Ave NE (SRC 800.065(a)(1));

The subject property is 3.25-acres in size, zoned IC (Industrial Commercial), and located at 1441 45th Avenue NE (Marion County Assessors Map and Tax lot number: 072W19DB00100)

"

A copy of such notification is filed in the case file. Notifications were addressed to all applicable parties per SRC 300, Procedures Ordinance.

DATED at Salem, Oregon, April 22, 2024.



Jeff Springer, Document Services Supervisor