



NOTICE OF PUBLIC HEARING BEFORE THE CITY OF BANDON HEARINGS OFFICER

Notice is hereby given that a Public Hearing on appeal has been set before the City of Bandon Hearings Officer, regarding application #22-030, a request for Geologic Assessment Review to construct a new single-family dwelling on property zoned CD-1 in the City of Bandon. On May 9th, 2022, the City of Bandon mailed a notice of decision referencing the staff final order to approve the application. A neighbor, Joe Lively, provided public comment on the application and subsequently filed an appeal of this decision on May 19th, 2022. You have received this notice because your property is located within 250 feet of the subject property.

Applicant:	Dave Reed
Property Owners:	T & C Coan Living Trust
Application Number:	22-030
Lead Staff:	Dana Nichols, Planning Manager
Hearings Officer:	Gary Darnielle, LCOG
Property Location:	0 Beach Loop Drive SW (29S-15W-01BB / TL 2000)
Request:	Appeal of a Type II decision approving a request for a Geologic Assessment Review to construct a new single-family dwelling.
Date of review:	Tuesday, June 28 th , 2022 at 1:30 PM
Applicable Criteria (BMC):	17.78 Hazards Overlay Zone

The hearing has been set for **Tuesday, June 28th at 1:30 p.m.** and will be conducted exclusively through a Zoom Meeting.

The meeting can be accessed by using the following credentials:

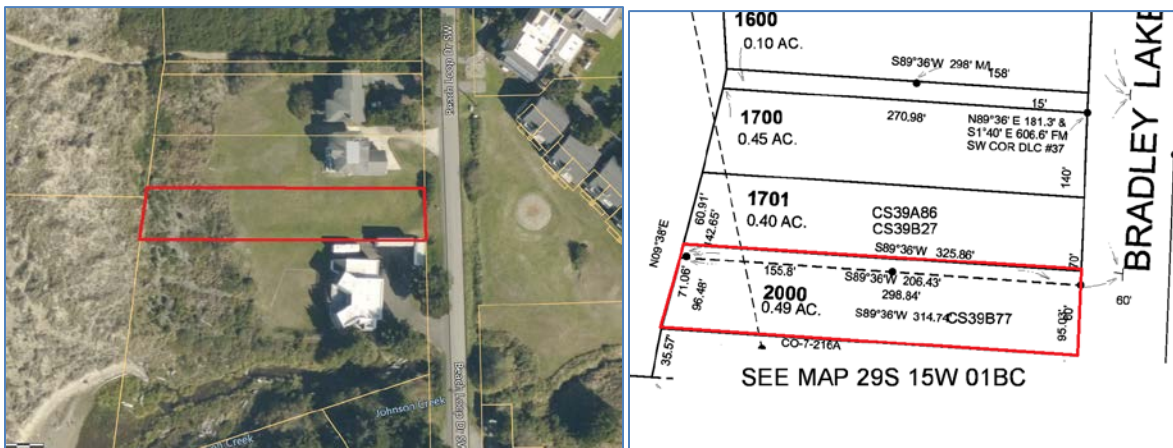
Meeting Link: <https://us02web.zoom.us/j/2157059460>

Meeting ID: 215 705 9460

The meeting link, as well as application materials and supporting documents, can be viewed on the Planning Department’s webpage, through www.cityofbandon.org.

Time will be allowed for your verbal testimony at the hearing. It is recommended that testimony also be presented in written form. Testimony may be submitted in person, by mail, or may be electronically submitted to planning@cityofbandon.org. Please note the deadlines below for submitting testimony:

- **1:30 pm, June 21st, 2022: Deadline for inclusion of testimony in meeting packet.**
- **5:00 pm, June 27th, 2022: Deadline for receipt of hand delivered, mailed and/or electronic testimony.**
- **After 5:00 pm on June 27th, 2022: Testimony must be presented verbally at the public hearing.**



The ordinance criteria applicable to this application is available to review in the Bandon Municipal Code, which can be found online in the Bandon Municipal Code at www.cityofbandon.org. Oregon law states that failure to raise an objection concerning this application, either in person or by letter, or failure to provide sufficient specificity to afford the decision maker an opportunity to respond to the issue, precludes your right of appeal to the Land Use Board of Appeals (LUBA) on that issue. Failure to specify which ordinance criterion the objection is based on also precludes your right of appeal to LUBA on that criterion. A copy of the application, all documents and evidence relied upon by the applicant and applicable criteria will be available for review on the City's website www.cityofbandon.org, and will be provided at cost, if requested. A copy of the Staff Report will be available for inspection ten days prior to the hearing and will be provided at cost, if requested. All materials are available online and at the Bandon Planning Department, 555 Hwy 101, and Bandon, Oregon 97411. During the Public Hearing, the Chair shall allow testimony from the applicant and those in attendance concerning this request. The Chair shall have the right to limit the length of testimony and require that comments be restricted to the applicable criteria.

If you have questions concerning this request, please contact the Planning Department
at Planning@cityofbandon.org or (541) 347-7922.