

City of Florence

Community Development Department

250 Highway 101
Florence, OR 97439

Ph: (541) 997-8237
planningdepartment@ci.florence.or.us

September 6, 2023

NOTICE OF PUBLIC HEARING

The Florence Planning Commission will hold a public hearing 5:30 p.m. on September 26, 2023, in the City Hall Chambers, located at 250 Hwy 101, to hear and consider the following matter:

RESOLUTIONS PC 23 28 VAR 01 – Pine Crossing Design Review with Variance: An application submitted by Pat Hammons, on behalf of Coastal Development Partners, LLC, a request for single family attached dwelling design review with a variance request to City of Florence driveway standards. The variance requests an increase in the 12 ft. allowed driveway width. This a supplemental application to a 46-lot tentative subdivision plan on 7.61 acres of property as shown on the Lane County Assessor’s Map # 18-12-14-20, TL 00203 and located approximately 982 feet NE of the intersection at Spruce Street and Munsel Lake Road.

Criteria applying to this application include:

Florence City Code:

Title 10: Zoning Regulations (found at <http://www.ci.florence.or.us/council/title-10-zoning-regulations>)

- Chapter 1: Zoning Administration, Sections 1-4, 1-5, and 1-6-3
- Chapter 3: Off Street Parking and Loading Section 8-A-3
- Chapter 6: Design Review, Sections 3, and 5-2
- Chapter 10: Residential Districts, Sections 2, 4, 5, and 7
- Chapter 35: Access and Circulation, Sections 2 through 4
- Chapter 37: Lighting

Title 9: Utilities (found at <http://www.ci.florence.or.us/council/title-9-utilities>)

- Chapter 5: Stormwater Management, Section 2-4-B

Florence Planning Commission meetings are accessible in person at City Hall, and via teleconference call, and air live on Cable Channel 191, or the ‘GoToWebinar’ platform link made available on the meeting’s agenda, and streamed live and for playback at www.ci.florence.or.us/citymanager/public-meetings-live. Testimony shall be given in person at the meeting or in writing through a request to participate in the conference call. Those testifying via a conference call must complete and submit a speaker’s card by 3:30 PM the day of the hearing. For additional information on how to provide verbal or in person testimony at the hearing visit the City of Florence website at <https://www.ci.florence.or.us/bc-pc/request-address-planning-commission-speakers-card>, or contact the City of Florence Planning Department at (541) 997-8237, or visit the meeting calendar page at <https://www.ci.florence.or.us/calendar>.

Testimony and evidence must be directed toward the criteria described above or other criteria in the land use regulations which is believed to apply to the decision. Written testimony may be mailed to 250 Highway 101, Florence, OR 97439; e-mailed to planningdepartment@ci.florence.or.us; or delivered to the document drop box outside and on the right side of the City Hall main entrance. **Written testimony received prior to September 18, 2023**, can be addressed within the staff report; however, written testimony will be accepted until **September 26, 2023**, at 3:30 PM. Comments should include a mailing address. Failure to raise an issue in person or by letter or failure to provide sufficient specificity to afford the decision-maker an opportunity to respond precludes appeal based on that issue. The hearing will be conducted in accordance with Florence City Code Title 2, Chapter 10.

Public Works
2675 Kingwood St.
(541) 997-4106




**City Manager /
City Recorder**
250 Highway 101
(541) 997-3437

**Community Development:
Planning & Building**
250 Highway 101
(541) 997-8237

**Finance /
Utility Billing**
250 Highway 101
(541) 997-3436

Justice Center
900 Greenwood St.
(541) 997-3515

Florence Events Center
715 Quince St.
(541) 997-1994



Applicable criteria, a copy of the application, documents and evidence submitted by or on behalf of the applicant, and other related materials are available for inspection or for purchase at the City of Florence Planning Department, located at 250 Highway 101, Florence, OR, or may be found on the City's website under "Planning & Zoning." The staff report is available for inspection 7 days prior to the hearing and will be provided at reasonable cost.

For more information call (541) 997-8237. The meeting location is wheelchair accessible.
For special accommodations please call (541) 997-8237 at least 48 hours prior to the hearing.

