



REQUEST FOR AGENCY OR PUBLIC COMMENT

Notice Date: **July 20, 2021**
Planning File No.: **SPR 2021-010**
Address: **245 W. VALLEY VIEW ROAD**
Map & Taxlot: **381W23DD3202**

Please note, the public hearing before the Planning Commission on July 27, 2021 has been cancelled and this project has been reclassified as SPR 2021-010, subject to Site Plan Review.

A **Site Plan Review** application to construct a 1073 sq. ft cider tap house with space for outdoor food trucks at 245 W. Valley View Road Suite #5 and described as Township 38 South, Range 1 West, Section 23DD, Tax Lot 3202. The proposed cider tap house would occupy the southeast corner of the reconstructed Snap Fitness building, which will be located on the footprint of the original building destroyed by the Almeda Fire. The proposed food trucks would be located near the tap house, near the southern border of the property. This is a Type-2 (Administrative) land use application, which the Community Development Department approves or denies based on the criteria in Chapters 18.55 and 18.150 of the Talent Municipal Code. Appeals are subject to review by the Planning Commission. The property is zoned Highway Central Business District (CBH). The Taxlot size is approximately 0.9 acres.

Applicant: CALIFORNIA TOWNHOUSES, LLC

NOTICE TO MORTGAGE, LIENHOLDER, VENDOR, OR SELLER: THE TALENT CITY CODE REQUIRES THAT IF YOU RECEIVE THIS NOTICE IT MUST BE PROMPTLY FORWARDED TO THE PURCHASER.

Please fill out the comment form on the reverse side and return by **AUGUST 3, 2021** so your comments, if any, may be expressed in the staff report. The staff report will be available for review or purchase at City Hall on or after **AUGUST 10, 2021**. For additional information, the application can be found online at: www.cityoftalent.org/currentplanning please direct questions to the Community Development Department at 541-535-1566 -or- building@cityoftalent.org.

Return form via mail to:

City of Talent, Community Development Department
P.O. Box 445,
Talent, Oregon 97540

Or, return form in person to:

City of Talent, Community Development Department
110 East Main Street,
Talent, Oregon 97540

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Comment Form

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- No comment.
- We encourage approval of this request.
- Please address the following concerns should this application be approved:

- We encourage denial of this request for the following reasons:

- Please let us know the results.

Please feel free to attach additional sheets as needed to complete your comments.

Comments by: _____

Mailing Address: _____

_____ Date: _____

Failure to raise an issue by returning this form, or in person or by letter at the hearing, or failure to provide statements or evidence sufficient to afford the decision-maker an opportunity to respond to the issue, means that an appeal based on that issue cannot be filed with the State Land Use Board of Appeals.

Interested parties may review the application, all documents and evidence submitted by or for the applicant, and the applicable criteria and standards at City Hall at no cost. Interested parties may obtain copies at 25 cents per page; 50 cents for 11" x 17" copies.