

A Zone Change Application Includes:

- Application cover page (submitted to City)
- Explanation of Type III Action (copy for applicant)
- Site plan or drawings, as applicable (submitted to City)
- Written explanation of zone change request:

- Written response to criteria (attached)

- Deposit Fee: \$1500.00 (Resolution No.16-17-013, May 9, 2017)

Applicants are required to reimburse the City for any and all costs associated with their Land Use Applications. Deposit amounts are based on City Planner, City Engineer, City Attorney and other occurred costs or fees associated with land use applications, must be paid in full by the applicant prior to the City of Willamina signing off on any land use decision. In the event that costs do not exceed the initial application deposit, the City shall reimburse the unused portion of the applicant's deposit.

Zone Change – Written Response to Criteria

Criteria the City Council uses to make a decision.

The applicant is required to submit written responses that provide evidence substantiating all of the following:

Willamina Development Code, Section 3.102.03

A. The proposed zone is appropriate for the Comprehensive Plan land use designation on the property and is consistent with the description and policies for the applicable Comprehensive Plan land use classification.

Response: _____

B. The uses permitted in the proposed zone can be accommodated on the proposed site without exceeding its physical capacity.

Response: _____

C. Allowed uses in the proposed zone can be established in compliance with the development requirements in this Ordinance.

Response: _____

D. Adequate public facilities, services, and transportation networks are in place or are planned to be provided concurrently with the development of the property.

Response: _____

E. For residential zone changes, the criteria listed in the purpose statement for the proposed zone shall be met.

Response: _____

F. The following additional criteria shall be used to review all non-residential changes:

1. The supply of vacant land in the proposed zone is inadequate to accommodate the projected rate of development of uses allowed in the zone during the next 5 years, or the location of the appropriately zoned land is not locationally or physically suited to the particular uses proposed for the subject property, or lack site specific amenities required by the proposed use.
2. The supply of vacant land in the existing zone is adequate, assuming the zone change is granted, to accommodate the projected rate of development of uses allowed in the zone during the next 5 years.
3. The proposed zone, if it allows uses more intensive than other zones appropriate for the land use designation, will not allow uses that would destabilize the land use pattern of the area or significantly adversely affect adjacent properties.

Response: _____

If additional space is needed, please attach an additional page(s).