

**CITY OF JOHN DAY
GRANT COUNTY, OREGON**

CERTIFICATION OF PUBLIC NOTICE

IN THE MATTER OF AN APPLICATION FOR SITE DESIGN REVIEW SDR-22-03, BY:
1188 Destinations LLC. I, Nicholas A. Green, City Planning Official, do hereby certify that a
Public Notice in the matter of the subject land use application was sent first class mail and
certified mail on this 1st Day of July 2022, to the person, parties, and agencies listed below. A
copy of said notice is attached hereto.

Tax Lot	Map	Name	Address
		Bob Pereira	373 Patterson Bridge Road John Day, OR 97845
		Oregon Trail Electric Cooperative	Via email
		Clark's Disposal	Via email
		Oregon Dept. of Fish and Wildlife	Via email
		City of John Day	Via email

So certified this 1st day of July, 2022.



Nicholas A. Green, Planning Official



450 E. Main Street
John Day, OR 97845
www.cityofjohnday.com
Tel: (541) 575-0028
Fax: (541) 575-3668

NOTICE TO MORTGAGEE, LIENHOLDER, VENDOR OR SELLER: THE CITY OF JOHN DAY DEVELOPMENT CODE REQUIRES THAT IF YOU RECEIVE THIS NOTICE IT SHALL BE PROMPTLY FORWARDED TO THE PURCHASER OR PERSON IN FEE TITLE TO THE PROPERTY

Site Design Review Notice of Application
APPLICATION NO. SDR-22-03

DATE OF NOTICE: June 30, 2022
APPLICANT: 1188 Destinations LLC
LOCATION: NW 7th Street (Address Pending)
Record Map of Survey No. 2184 (portion of
13S31E22C Tax Lot 1900; Ref. 8599 and
13S31E22D Tax Lot 300; Ref. 1846
SUBJECT: Site Design Review and Land Partition for proposed
mixed-use development

Dear Property Owner,

Notice is hereby given that the John Day Planning Department is considering the following request:

Requested Land Use Action:

1188 Destinations proposes to build an eating and drinking establishment with entertainment, overnight accommodations, and related land uses categorized under Retail Sales and Commercial Uses within the Innovation Gateway (IG) Northeast Subdistrict Overlay. These uses are permitted within this overlay zone subject to design standards. The application is subject to Code Section 5-4.2.040 Site Design Review due to the proposed use's estimated vehicle trip generation exceeding 100 average daily trips and to Section 5-4.3 Land Divisions And Property Line Adjustments due to the proposed land partition.

Applicable Criteria:

This application shall be reviewed and considered for approval in accordance with Code Section 5-4.2.060 Site Design Review - Approval Criteria and 5-4.3.070 Approval Criteria: Preliminary Plat.

Notice Requirements:

The purpose of this notice is to give nearby property owners and other interested people the opportunity to submit written comments about the application before the Type III decision is made. The goal of this notice is to invite people to participate early in the decision-making process. The notice will be sent to all property owners within 100-feet of the subject site for which the application has been made and other appropriate agencies at least 14 days prior to the Planning Commission rendering a decision on this request.

If you would like to respond:

Written comments received or presented in person to Nicholas Green, contract Chief Planning Official, 450 East Main Street, John Day, before Wednesday, July 14, by 4:00 p.m. will be considered in rendering a decision. **Comments may be emailed to cityofjohnday@grantcounty-or.gov.**

Issues must be addressed with enough specificity based on criteria with the Code, upon which the Planning Official must base this decision. Failure to address the relevant approval criteria with enough detail may preclude you from appealing to the John Day City Council, Land Use Board of Appeals, or Circuit Court on that issue. Only comments on the relevant approval criteria are considered relevant evidence. All evidence relied upon by the planning staff to make this decision is in the public record and available for public review. Copies of this evidence can be obtained at a reasonable cost from the City of John Day, 450 East Main Street, John Day, OR 97845.

PUBLIC HEARING DETAILS

When: THURSDAY, JULY 21, 2022

Where: JOHN DAY FIRE HALL, 316 S. CANYON BLVD., JOHN DAY, OR 97845

Details: 6:00 P.M. – The hearing will be held in person and via Go-to-Meeting:

<https://global.gotomeeting.com/join/891173869>. You can also dial in by phone: United States: +1 (786) 535-3211; Access Code: 891-173-869. Seating preference will be given to the applicants and parties providing written comments.

Any questions regarding the hearing should be directed to the City Manager at 450 E. Main, John Day, by email to cityofjohnday@grantcounty-or.gov, or phone 541-575-0028, Mon. – Thurs. from 8:00 a.m. to 4:00 p.m.

Respectfully submitted this 30th day of June, 2022,



Nicholas Green

Contract Chief Planning Official