



**Marion County**  
OREGON

**PARTITION APPLICATION**

**RECEIVED**

MAY 10 2024

**Marion County  
Planning**

**Do not double-side or spiral bind any documents being submitted**

**Fee: Please check the appropriate box:**

- Partition - \$1250
- Partition in an SGO Zone - \$1450

PROPERTY OWNER(S): <i>Marianne Taylor</i>	ADDRESS, CITY, STATE, AND ZIP: <i>Aumsville 7478 Sherman Rd, OR 97325</i>
PROPERTY OWNER(S) (if more than one):	ADDRESS, CITY, STATE, AND ZIP
APPLICANT REPRESENTATIVE:	ADDRESS, CITY, STATE, ZIP
DAYTIME PHONE (if staff has questions about this application): <i>503-409-7566</i>	E-MAIL (if any): <i>moeraelyons@gmail.com</i>
ADDRESS OF SUBJECT PROPERTY: <i>Aumsville 7478 Sherman Rd OR 97325</i>	SIZE OF SUBJECT PROPERTY: <i>4.34 acres</i>
The property owners of the subject property request to divide a <u>4.34</u> acre parcel into two or three parcels containing _____, <u>2</u> , and <u>2.34</u> (acres) or square feet each. Provide detailed information on the attached "Applicant Statement" page. <i>(respectively)</i>	
Will a railroad highway crossing provide the only access to the subject property? ( ) Yes (X) No If yes, which railroad:	

<b>FOR OFFICE USE ONLY</b>			
Township <i>8S</i>	Range <i>2W</i>	Section <i>29A</i>	Application elements submitted:
Tax lot number(s) <i>1200</i>	<input checked="" type="checkbox"/> Title transfer instrument <input checked="" type="checkbox"/> Site plan <input checked="" type="checkbox"/> Applicant statement <input type="checkbox"/> GeoHazard Peer Review (if applicable) <i>X</i> <input checked="" type="checkbox"/> Filing fee <input checked="" type="checkbox"/> SGO Peer Review (if applicable) <input type="checkbox"/> Road name information <i>X</i>		
Zone: <i>AR</i>			
Zone map number: <i>48</i>			
<input checked="" type="checkbox"/> TPA/header			
Case Number: <i>P24-005</i>			
<input type="checkbox"/> Urban <input checked="" type="checkbox"/> Rural			
Date determined complete:	Application accepted by: <i>ACS</i> Set up by: <i>JSS</i>		
	Date: <i>5-10-2024</i>		

IF THE PARTITION INCLUDES THE CREATION OF A PRIVATE ROADWAY PLEASE LIST BELOW FOUR (4) PROPOSED ROAD NAMES, IN THE ORDER OF PREFERENCE (see the attached information sheet): N/A

(1)

(2)

(3)

(4)

ATTACH A MAP SHOWING ALL PARCELS THAT WILL HAVE ACCESS OFF THIS EASEMENT, AND INCLUDE THE ADDRESS AND LOCATION OF ALL DWELLINGS ON THE PARCEL, ALONG WITH THE DRIVEWAY LOCATION.

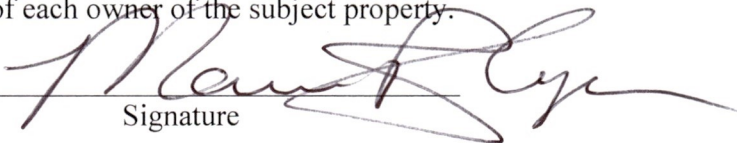
**THE APPLICANT(S) SHALL CERTIFY THAT:**

- A. If the application is granted the applicant(s) will exercise the rights granted in accordance with the terms and subject to all the conditions and limitations of the approval.
- B. I/We hereby declare under penalties of false swearing (ORS 162.075 and 162.085) that all the above information and statements and the statements in the plot plan, attachments and exhibits transmitted herewith are true; and the applicants so acknowledge that any permit issued on the basis of this application may be revoked if it is found that any such statements are false.
- C. I/We hereby grant permission for and consent to Marion County, its officers, agents, and employees coming upon the above-described property to gather information and inspect the property whenever it is reasonably necessary for the purpose of processing this application.
- D. The applicants have read the entire contents of the application, including the policies and criteria, and understand the requirements for approving or denying the application.

**PRINTED NAME AND SIGNATURE** of each owner of the subject property.

Marianne Taylor

Print Name



Signature

\_\_\_\_\_  
Print Name

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Print Name

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Print Name

\_\_\_\_\_  
Signature

**DATED** this 17<sup>th</sup> day of April, 2024



## Applicant Statement (required)

It is up to the applicant to fully explain your proposal and how it conforms to Marion County land use regulations. This is your opportunity to provide detailed information on the "who, what, where, when and why" that is specific to your proposal.

There are specific criteria and regulations for each zone; these are available from the Planning Division. We strongly encourage you to obtain a copy of this information, review it, and then prepare your "applicant's statement".

These are a few items you should consider including (where applicable):

- Describe the property as it exists now and after implementation of the proposal: topography, existing structures and their use, new or alteration of structures, etc.
- Describe surrounding properties: type of land use, scale of development, etc. and any impact your proposed use might have on these properties such as dust, noise, fumes or odors, traffic, etc. And, if so, what measures will you take to mitigate these impacts?

The property is currently a single family resident. It has one 1800 sq Foot house, one shop, <sup>shed</sup> one enclosed RV pad/port, ~~one~~ <sup>two</sup> tractor sheds and one small pump house/shed. The property is a total of 4.34 acres. The property is currently in timber use/deferual. Property has existing well & septic systems.

Proposed new use: Partition property into ~~two~~ two separate parcels. One parcel to have existing 1800 sq home, existing septic, well and <sup>RV</sup> sheds. The second ~~parcel~~ parcel to be developed with a new well, septic, and home site for a second single family ~~dwelling~~ dwelling.

The ownership of property will remain the same and timber use/deferual intends on remaining intact. This proposal seeks to develop a second residence on the property. Surrounding properties are all single family acreage parcels.

(use additional paper if needed)



# Marion County OREGON

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July 17, 2019

Marianne Taylor  
5319 Reed Way  
Turner, OR 97392

Re: Peer review results

Dear Ms. Taylor:

Marion County has received the results of the peer review of the hydrogeology report prepared by Nick Coffey, for the property located at Township 8 South; Range 1 West; Section 29A; tax lot 1200. A copy of the review is enclosed.

As you will find, the results are positive. Consequently, the requirements of chapter 181 of the Marion County Rural Zoning Ordinance (the "Sensitive Groundwater Overlay" zone) for evidence of a sustainable long-term water supply for the proposed development are satisfied. Please include a copy of the enclosed letter with your land division application. We have a copy of the Hydrogeology Review report, so you don't need to include another.

An application for a land division requires information not related to water supply, and this determination has no bearing on those matters. Please make sure you include all required materials when submitting your request.

Sincerely,

Lisa Milliman  
Associate Planner

Encl.