

**BEFORE THE BOARD OF COUNTY COMMISSIONERS  
FOR MULTNOMAH COUNTY**

|   |   |        |
|---|---|--------|
| Final Order Modifying Decision CU 20-92           | ) |        |
| In the Matter of Review of Condition B of the     | ) |        |
| Hearings Officer's Decision approving a           | ) | ORDER  |
| non-resource related dwelling in the MUF district | ) | 93-239 |

On November 2, 1992 the Multnomah County Hearings Officer conducted a public hearing to consider a request for Conditional Use approval for a non-resource related single family dwelling on in the Multiple Use Forest district (CU 20-92). After hearing testimony from the applicant, the Hearings Officer closed the hearing but left the record open to allow additional written information to be submitted by the applicant. On April 13, 1993 the Hearings Officer issued a decision approving the request subject to conditions.

On April 26, 1993 the applicant appealed the Hearings Officer's Decision. The scope of the appeal was limited to reconsideration of Condition B of the Hearings Officer's approval. On May 25, 1993 The Board of County Commissioners (Board) conducted a public hearing.

After considering evidence and arguments from the appellant's representative, the Board ORDERS:

1. Condition B is modified to read as follows:

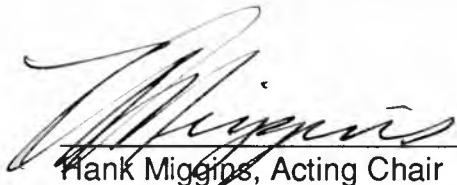
*The house shall be set back 120 feet from the north property line and 150 feet from the east property line.*

2. The Board adopts the following additional Findings and Conclusions:

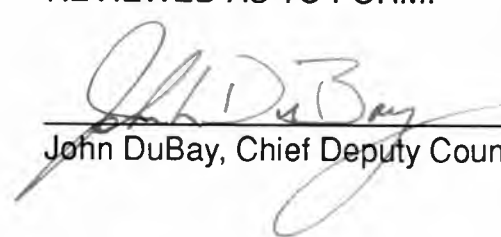
*Information in the record indicates that if the dwelling were to be located 200 feet from the property lines it would preclude the septic drainfield from being located on the more level portion of the site, and would block road access to the well and water storage pond. The Board concludes that a 200 foot setback is not feasible.*



DATED this 1st day of July, 1993.

  
Hank Miggins, Acting Chair

REVIEWED AS TO FORM:

  
John DuBay, Chief Deputy County Counsel