



AGENDA COVER MEMO

Memorandum Date: December 23, 2024

Order Date: January 14, 2025

TO: Board of County Commissioners

DEPARTMENT: Public Works/Engineering and Construction Services/Surveyors

PRESENTED BY: Mikeal Jay Blommé, County Surveyor

AGENDA ITEM TITLE: ORDER / IN THE MATTER OF THE VACATION OF A PORTION OF FISK STREET, A PUBLIC ROAD, IN THE PLAT OF FISK'S ADDITION TO GLENADA, LOCATED IN SECTION 35, TOWNSHIP 18 SOUTH, RANGE 12 WEST OF THE WILLAMETTE MERIDIAN, IN LANE COUNTY, OREGON, WITH A PUBLIC HEARING. (18-12-35-33).

I. MOTION

TO DENY THE ORDER TO VACATE A PORTION OF FISK STREET, A PUBLIC ROAD, LOCATED IN SECTION 35, TOWNSHIP 18 SOUTH, RANGE 12 WEST OF THE WILLAMETTE MERIDIAN, IN LANE COUNTY, OREGON.

II. AGENDA ITEM SUMMARY

The Petitioners have requested to vacate a portion of Fisk Street located between two properties under their ownership identified as Tax Lots 400 and 2500 of Assessor's Map 18-12-35-33 as depicted on Exhibit "D."

III. BACKGROUND/IMPLICATIONS OF ACTION

A. Board Action and Other History

The Surveyor's Office of the Department of Public Works has received a valid amended petition signed by Norman L. Nobel and Susan P. Noble, trustees for the Norman L. and Susan P. Noble Trust, and Gethrin D. Noble, owners of 100% of the properties abutting the proposed vacation requesting, by the authority of ORS 368.346, a vacation with a public hearing.

The Board approved holding a public hearing for January 14, 2025, at 1:30 p.m. time-certain, pursuant to Order 24-11-12-05.

The portion of Fisk Street proposed to be vacated lies between the southerly property line of Tax Lot No. 400 of Assessor's Map 18-12-35-33 and the northerly property line of Tax Lot No. 2500 of Assessor's Map No. 18-12-35-33. The total length of Fisk Street to be vacated is approximately 142 feet in length and is unimproved. This road was dedicated to the public in the plat of Fisk's Addition to the Town of Glenada, as platted and recorded on Book 2, Page 9, Lane County Oregon Plat Records, in 1892.

Fisk Street as proposed to be vacated lies entirely outside of any boundary of an incorporated city or town.

The land abutting the portions of roads proposed to be vacated are owned entirely by the Petitioners.

ORS 368.331 states, "*A county governing body shall not vacate public lands under ORS 368.326 to 368.366 if the vacation would deprive an owner of a recorded property right of access necessary for the exercise of that property right unless the county governing body has the consent of the owner.*" The Petitioners, as 100% of the owners abutting this proposed vacation, have consented to this action. Other means of legal access exist for other properties in the area.

Utility Providers were sent referrals seeking comment on this proposed vacation. The Surveyor's Office notified companies serving this area including Lumen/CenturyLink, Spectrum Cable, N.W. Natural Gas, and Central Lincoln PUD. None responded to our referral. At the Petitioner's request, a public utility easement will be retained for any public utilities existing within the bounds of the right of way proposed to be vacated.

Referral comment requests were also sent to other agencies including Lane Council of Governments, Lane Community College, Lane ESD, Siuslaw Valley Fire and Rescue, Siuslaw School District, and the Oregon Department of Fish and Wildlife. There were no responses received.

Lane County Transportation Planning and the Zone 5 Foreman for Lane County Public Works Road Maintenance were also notified. There were no objections from Lane County Staff for both aforementioned County divisions.

Fourteen nearby and/or adjacent landowners were notified by U.S. mail. Our office received one objection from Julia Hess who owns multiple properties to the immediate east and south of the subject portion of road to be vacated as depicted on Exhibit "D." In Ms. Hess's response, she states that she has submitted paperwork to the County, presumably the Land Management Division (LMD), to develop access to a development she refers to as Sunbeam Forest Community, which would consist of 24 properties with small log cabin homes. Ms. Hess also states the vacation of Fisk Street as proposed will greatly impact her development and eliminate her only access to the west side of her property.

Jared Bauder with LMD Planning responded to our referral on LMD's behalf. Jared has indicated that at this time, there are no pending or issued land use applications for the redevelopment of the Hess properties. Jared did indicate there is a 2016 Legal Lot Verification approval (509-PA16-05637) on file, and currently, a Property Line Adjustment Application (509-PA24-05607) has been submitted, though it is in review and has not yet had a final decision rendered. Jared further states the Legal Lot Verification and Property Line Adjustment applications do not approve new uses or development such as partitions, subdivisions, tiny house/cabin villages, campgrounds, etc. Any such uses would be subject to the provisions of the Rural Residential Zone found in Lane Code Chapter 16.290, as well as to the applicable provisions of Lane Code Chapters 13 and 14.

Though a land use application has not been submitted to LMD as of this date, Ms. Hess provided a conceptual layout for a 24-lot development tentatively named Sunbeam Forest Community as depicted in Exhibit "E." The conceptual layout shows the portion of Fisk Street subject to these proceedings being necessary to access lots along the west edge of the development.

E. Health Implications

There are no significant health implications.

F. Analysis

Though Lane County Planning, Transportation Planning, and Roads all indicate there are no County operational needs for this section of Fisk Street, public roads are created for legal access and best use of the public. Staff has been provided with a conceptual layout for a 24-lot development which indicates the subject portion of street will be constructed and used for the development. If the Board denies the vacation, future development of the streets will be subject to the provisions found in Lane Code Chapter 16.290, as well as to the applicable provisions of Lane Code Chapters 13 and 14.

If the Board approves the vacation, ownership of the road shall revert in accordance with ORS 368.366.

G. Alternatives/Options

The Board of County Commissioners has the option to:

1. Deny the vacation of a portion of Fisk Street, as described in the Order.
2. Approve the vacation.
3. Continue the matter for further discussion.

IV. RECOMMENDATION

The Public Works Director's Final Report (Exhibit "B") recommends the Board of Commissioners approve Option 1 and deny the vacation of Fisk Street, as described in the Order, based on pending future development of neighboring property that will necessitate constructing Fisk Street for access to the development.

V. TIMING/IMPLEMENTATION

The Petitioners respectfully request that the Board consider this matter in a timely manner.

VI. FOLLOW-UP

If the Board of County Commissioners denies the Order to Vacate, it is to be forwarded to the Lane County Clerk for filing in the Lane County Board of Commissioners Journals of Administration. If the Order to Vacate is approved, an Order to Vacate will be presented to the Board at a later regularly scheduled meeting.

VII. ATTACHMENTS

Order with Exhibits:

Amended Petition to Vacate – Exhibit "A"

Director's Final Report – Exhibit "B"

Affidavit of Posting – Exhibit "C"

Vicinity Map – Exhibit "D"

Hess Objection – Exhibit "E"

LMD Planning Response to Referral – Exhibit "F"

BEFORE THE BOARD OF COUNTY COMMISSIONERS OF LANE COUNTY, OREGON

ORDER NO.

IN THE MATTER OF THE VACATION OF A PORTION OF FISK STREET, A PUBLIC ROAD, IN THE PLAT OF FISK'S ADDITION TO GLENADA, LOCATED IN SECTION 35, TOWNSHIP 18 SOUTH, RANGE 12 WEST OF THE WILLAMETTE MERIDIAN, IN LANE COUNTY, OREGON, WITH A PUBLIC HEARING. (18-12-35-33).

WHEREAS, The Surveyor's Office of the Department of Public Works has received a valid amended petition signed by Norman L. Nobel and Susan P. Noble, trustees for the Norman L. and Susan P. Noble Trust, and Gethrin D. Noble, owners of 100% of the properties abutting the proposed vacation requesting, by the authority of ORS 368.346, a vacation with a public hearing of the following described road:

All that portion of Fisk Street lying between the east margin of Market Street and the west margins of the alleys between Block 3 and Block 6, and adjacent to Lot 12, Block 6 and Lot 7, Block 3, dedicated for public use in the Plat of Fisk's Addition to Glenada, as platted and recorded in Book 2, Page 9 of the Lane County Oregon Plat Records, Lane County, Oregon.

WHEREAS, ORS 368.326 to 368.366 provides for procedures by which a County governing body may vacate portions of a subdivision or public rights of way. Lane Manual 15.030 supplements ORS 368 in allowing for consideration of vacation of rights of way where little need exists for the rights of way, where no property owner is denied legal access as a result of the vacation and where the vacation will not adversely affect orderly development of adjacent property; and

WHEREAS, the Board ordered a public hearing be held on January 14, 2025, at 1:30 p.m. time-certain to allow public testimony to be heard prior to rendering a decision, pursuant to Order 24-11-12-05; and

WHEREAS, all statutory procedures under ORS 368.351 necessary for this vacation with public hearing have been complied with; and

WHEREAS, Fisk Street is located outside the city limits of Florence, Oregon and therefore is under Lane County's jurisdiction; and

WHEREAS, the Petitioner has paid a vacation fee deposit of \$4,800 and will pay actual costs incurred, including recording fees, upon final Board decision of the vacation; and

WHEREAS, if approved, the Petitioners request a public utility easement be retained for any utilities that currently exist within the bounds of the road being vacated; and

WHEREAS, the Public Works Director of Lane County has provided a written report as required by ORS 368.351, marked as Exhibit “B,” attached, and made a part of this Order; and

WHEREAS, the Public Works Director’s written report recommends denial of the vacation of Fisk Street at this time due to future planned development of neighboring properties which will necessitate constructing access through the portion of Fisk Street subject to these proceedings; and

WHEREAS, the Board is of the opinion that denying the vacation as petitioned is in the best interest of the public.

NOW, THEREFORE, the Board of Commissioners of Lane County **ORDERS** as follows:

1. The vacation of the portion of Fisk Street as described above is hereby **DENIED**.
2. This Order be entered into the records of the Lane County Board of Commissioners Journal of Administration, and copies of which be forwarded to the County Surveyor for further action.

ADOPTED this _____ day of _____ 2025.

David Loveall, Chair
Lane County Board of Commissioners

EXHIBIT "A"

IN THE BOARD OF COUNTY COMMISSIONERS OF LANE COUNTY

IN THE MATTER OF THE VACATION OF A PORTION)
OF FISK STREET, A PUBLIC ROAD, IN THE PLAT)
OF FISK'S ADDITION TO THE TOWN OF GLENADA,)
LOCATED IN SECTION 35, TOWNSHIP 18 SOUTH,) PETITION TO VACATE
RANGE 12 WEST OF THE WILLAMETTE MERIDIAN,)
IN LANE COUNTY, OREGON, WITH A PUBLIC)
HEARING. (18-12-35-33))

PURSUANT to the procedure set forth in ORS Chapter 368, we the undersigned Norman L. Noble and Susan P. Noble, trustees for the Norman L. and Susan P. Noble Trust, and Gethrin D. Noble, together owners of the adjacent real property hereby petition for the vacation of a portion of Fisk Street, which area to be vacated is described as follows:

All that portion of Fisk Street, lying between the east margin of Market Street and the west margins of the alleys between Block 3 and Block 6, and adjacent to Lot 12, Block 6 and Lot 7, Block 3, dedicated for public use in the plat of Fisk's Addition to the Town of Glenada, as platted and recorded on Book 2, Page 9 of the Lane County Plat Records, Lane County, Oregon.

WHEREAS, the undersigned petitioners are the owners of 100% of all the real property adjacent to the above described area to be vacated; and

WHEREAS, petitioners allege as follows:

1. The purpose of this vacation request is to vacate the unimproved portion of Fisk Street.
2. There are no utilities and no power lines located in the area to be vacated. If found otherwise, necessary easements for all public and private utilities will be retained or otherwise be provided for in conjunction with this vacation; and

WHEREAS, no portion of the area to be vacated is located within the boundaries of an incorporated city or town;

WHEREAS, the public interest will be served by removing Lane County's jurisdictional responsibilities to the portion of public road; and

WHEREAS, petitioners, separately and collectively, acknowledge that the filing fee is an estimate of the vacation fee, and that we accept responsibility for full payment of Lane County Surveyor's Office and Deeds & Records fees, regardless of whether this vacation is approved or denied; and

WHEREAS, petitioners, separately and collectively, have no objection to Lane County proceeding under the authority of ORS Chapter 368.326, for vacation with a hearing; and

1. To set a date to consider the vacation of the above-described portion of road, with a public hearing pursuant to ORS Chapter 368.
2. Upon review of this matter, to order the vacation of the above-described road, and direct that title to the vacated area revert and vest in accordance with ORS 368.366.

DATED this 11th day of October, 2024

Petitioners:

Norman L. Noble, Trustee

Norman L. Noble, Trustee of the
Norman L. and Susan P. Noble Trust
P.O. Box 87
Florence, OR 97439
(18-12-35-33-00400, 02500)

Susan P. Noble, Trustee

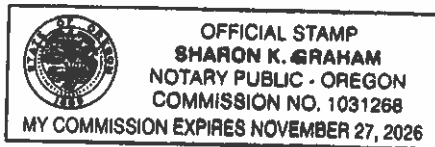
Susan P. Noble, Trustee of the
Norman L. and Susan P. Noble Trust
P.O. Box 87
Florence, OR 97439
(18-12-35-33-00400, 02500)

State of Oregon)

SS

County of Lane)

Subscribed and sworn to (or affirmed) before me on this 11th day of October, 2024, by
Norman L. Noble and Susan P. Noble, Trustees of the Norman L. and Susan P. Noble Trust, proved to
me on the basis of satisfactory evidence to be the persons who appeared before me.



Sharon K. Graham

Notary Public for Oregon

My Commission Expires: 11/27/2026

Gethrin D. Noble

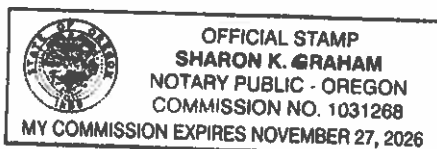
Gethrin D. Noble
P.O. Box 87
Florence, OR 97439
(18-12-35-33-00400, 02500)

State of Oregon)

SS

County of Lane)

Subscribed and sworn to (or affirmed) before me on this 11th day of October, 2024, by
Gethrin D. Noble, proved to me on the basis of satisfactory evidence to be the person who appeared
before me.



Sharon K. Graham

Notary Public for Oregon

My Commission Expires: 11/27/2026

Exhibit “B”

BEFORE THE BOARD OF COUNTY COMMISSIONERS OF LANE COUNTY, OREGON

DIRECTOR’S FINAL REPORT

IN THE MATTER OF THE VACATION OF A PORTION OF FISK STREET, A PUBLIC ROAD, IN THE PLAT OF FISK’S ADDITION TO GLENADA, LOCATED IN SECTION 35, TOWNSHIP 18 SOUTH, RANGE 12 WEST OF THE WILLAMETTE MERIDIAN, IN LANE COUNTY, OREGON, WITH A PUBLIC HEARING. (18-12-04-11).

The Surveyor's Office of the Department of Public Works has received a valid amended petition signed by Norman L. Nobel and Susan P. Noble, trustees for the Norman L. and Susan P. Noble Trust, and Gethrin D. Noble, owners of 100% of the properties abutting the proposed vacation requesting, by the authority of ORS 368.346, a vacation with a public hearing.

The Board approved holding a public hearing for January 14, 2025, at 1:30 p.m. time-certain, pursuant to Order 24-11-12-05.

The portion of Fisk Street proposed to be vacated lies between the southerly property line of Tax Lot No. 400 of Assessor’s Map 18-12-35-33 and the northerly property line of Tax Lot No. 2500 of Assessor’s Map No. 18-12-35-33. The total length of Fisk Street to be vacated is approximately 142 feet in length and is unimproved. This road was dedicated to the public in the plat of Fisk’s Addition to the Town of Glenada, as platted and recorded on Book 2, Page 9, Lane County Oregon Plat Records, in 1892.

Fisk Street as proposed to be vacated lies entirely outside of any boundary of an incorporated city or town.

The land abutting the portions of roads proposed to be vacated are owned entirely by the Petitioners.

ORS 368.331 states, “*A county governing body shall not vacate public lands under ORS 368.326 to 368.366 if the vacation would deprive an owner of a recorded property right of access necessary for the exercise of that property right unless the county governing body has the consent of the owner.*” The Petitioners, as 100% of the owners abutting this proposed vacation, have consented to this action. Other means of legal access exist for other properties in the area.

Utility Providers were sent referrals seeking comment on this proposed vacation. The Surveyor’s Office notified companies serving this area including Lumen/CenturyLink, Spectrum Cable, N.W. Natural Gas, and Central Lincoln PUD. None responded to our referral. If approved by the Board, a public utility easement will be retained for any public utilities existing within the bounds of the right of way proposed to be vacated at the petitioner’s request.

Referral comment requests were also sent to other agencies including Lane Council of Governments, Lane Community College, Lane ESD, Siuslaw Valley Fire and Rescue, Siuslaw School District, and the Oregon Department of Fish and Wildlife. There were no responses received.

Lane County Transportation Planning and the Zone 5 Foreman for Lane County Public Works Road Maintenance were also notified. Neither objected to this proposal.

Fourteen nearby and/or adjacent landowners were notified by U.S. mail. The Surveyor's Office received one objection from Julia Hess who owns multiple properties to the immediate east and south of the subject portion of road to be vacated as depicted on Exhibit "D." In Ms. Hess's response, she states she has submitted paperwork to "the County," presumably the Land Management Division (LMD), for a development she refers to as Sunbeam Forest Community, which would consist of 24 properties with small log cabin homes. Ms. Hess also states the vacation of Fisk Street as proposed will greatly impact her development and eliminate her only access to the west side of her property.

Jared Bauder with LMD Planning responded to the referral on LMD's behalf. Jared reports there are no pending or issued land use applications for the redevelopment of the Hess properties. Jared also indicates there is a 2016 Legal Lot Verification approval (509-PA16-05637) on file, and a currently in-review Property Line Adjustment Application (509-PA24-05607), though it has not yet had a final decision rendered. Jared further states the Legal Lot Verification and Property Line Adjustment applications do not approve new uses or development such as partitions, subdivisions, tiny house/cabin villages, campgrounds, etc. Any such uses would be subject to the provisions of the Rural Residential Zone found in Lane Code Chapter 16.290, as well as to the applicable provisions of Lane Code Chapters 13 and 14.

Ms. Hess has provided a conceptual layout for the 24-lot development during the referral process. The conceptual layout shows the portion of Fisk Street subject to these proceedings being necessary to access lots along the west edge of the development.

Though Lane County Planning, Transportation Planning, and Roads all indicate there are no County operational needs for this section of Fisk Street, public roads are created for legal access and best use for the public. Staff has been provided with a conceptual layout for a 24-lot development which, if approved, will require a portion of Fisk Street be constructed and used for the development. Therefore, I recommend the Board deny the proceedings to vacate Fisk Street to allow Julia Hess time to seek approval for her concept of the 24-lot development known as Sunbeam Forest Community. While access to this potential development could be served by constructing new roadway along Market Street, an extension to Fisk Street would likely be a more cost-effective option.

DATED this _____ day of _____, 2024.

Dan Hurley, Director
Department of Public Works

Exhibit "C"

IN THE BOARD OF COUNTY COMMISSIONERS OF LANE COUNTY, OREGON

AFFIDAVIT OF POSTING AND MAILING

IN THE MATTER OF VACATING A PORTION OF
FISK STREET, A PUBLIC ROAD, IN THE PLAT OF
FISK'S ADDITION TO THE TOWN OF GLENADA,
LOCATED IN SECTION 35, TOWNSHIP 18
SOUTH, RANGE 12 WEST OF THE WILLAMETTE
MERIDIAN, WITH A PUBLIC HEARING.
(18-12-35-33)

I, Mikeal J. Blomme', Lane County Surveyor, hereby certifies as follows:

On the 25th day of November 2024, I caused to be posted seven (7) copies of the Notice of Hearing in the above-entitled matter in seven places, positioned to be visible to the traveling public, as follows:

- 1) Power Pole 108657, NE corner of Fisk Street & Maple Street.
- 2) Power Pole 108650, N side of Maple Street & Glenada Road.
- 3) Power Pole 108648, SE corner of Market Street & Glenada Road.
- 4) Power Pole 108649, E side on Market Street at first alley S of Glenada Road.
- 5) Power Pole 108651, E side of Market Street & unnamed road between Glenada Road. & Fisk Street.
- 6) Power Pole 108647, NE side of Glenada Road. & Market Street.
- 7) Power Pole 108658, NW corner of Maple Street and first road S of Glenada Road.

The undersigned further certifies that on November 26, 2024, notice of the public hearing was sent to adjacent landowners, identified on Attachment A to Exhibit C, by Certified Mail.



Mikeal J. Blomme'
Lane County Surveyor

State of Oregon)
County of Lane)

Subscribed and sworn to before me this 19 day of December, 2024 by
Mikeal J. Blomme', Survey Office Supervisor, for Lane County Surveyor.





NOTARY PUBLIC FOR OREGON
My Commission Expires: 3/28/25

Attachment A to Exhibit "C"

Hess Julia
PO Box 298
Westlake, Oregon 97493

Baze Casey L
5252 Fisk St
Florence, Oregon 97439

Coulsey Gerald Hegstrom & Sally Irene
PO Box 18158
Portland, Oregon 97218

Johnston Keri & Kara
85576 Maple St
Florence, Oregon 97439

Brannan Joshua & Tracy
2228 E Lorita Way
Cottonwood Heights, Utah 84093

Center Family Trust
5625 Nordahl Rd
Florence, Oregon 97439

Remer Nikolas Rainer & Ory-Remer Christiana
85594 Market Street
Florence, Oregon 97439

Cooper David
85566 Maple St
Florence, Oregon 97439

Bell-Davis Judith
9 Santa Valera
Rancho Mirage, California 92270

Johnston Keri D & Kara L
85576 Maple
Florence, Oregon 97439

Hornsby Living Trust
85557 Maple St
Florence, Oregon 97439

Baze Casey L
5252 Fisk St
Florence, Oregon 97439

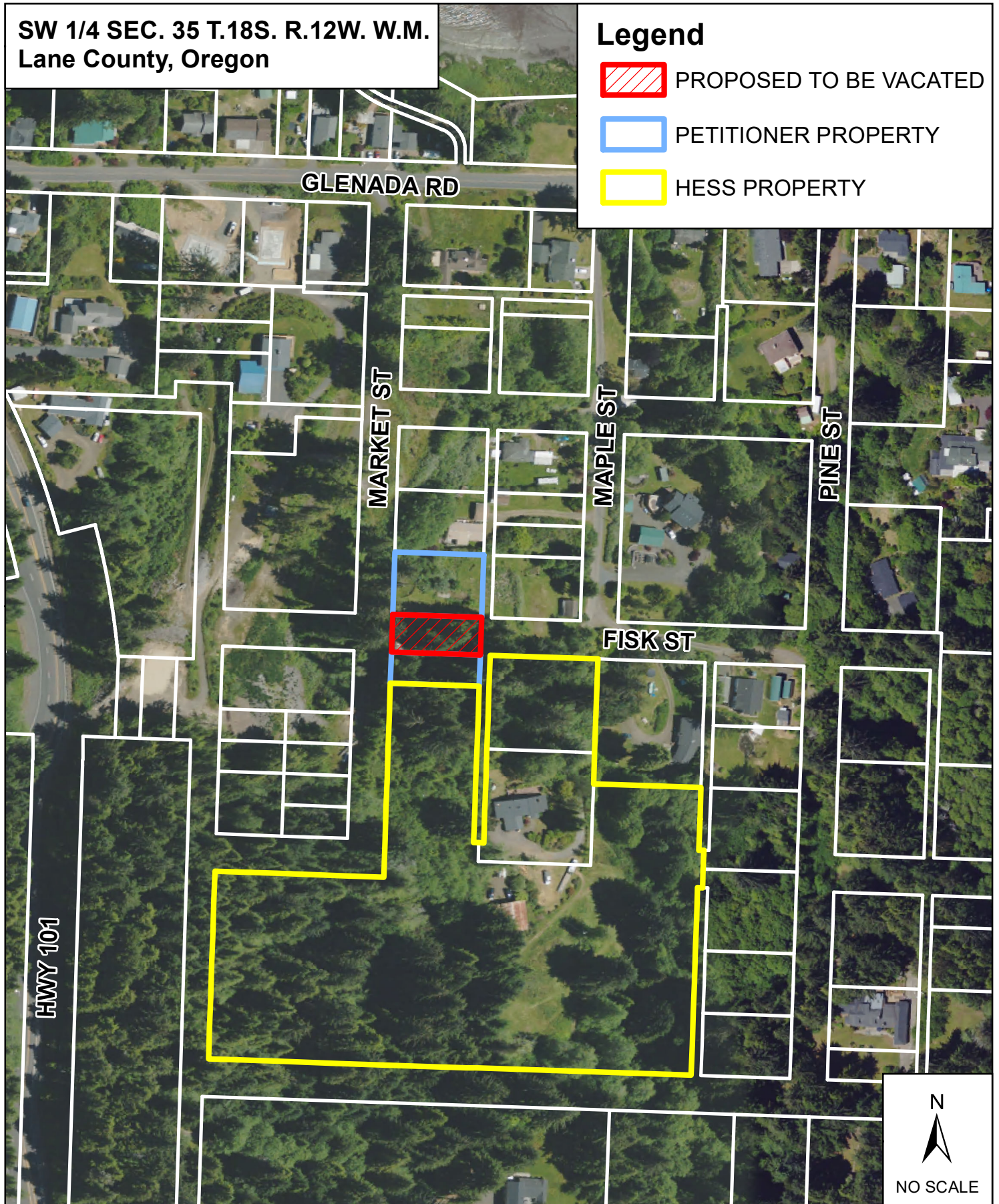
Norman L. Noble & Susan P. Noble

Correct Address Is:

PO Box 87, Florence OR 97439
~~85550 Fisk Street~~
~~Florence, Oregon 97439~~

Gethrin D. Noble
P.O. Box 87
Florence, Oregon 97439

EXHIBIT "D"
PORTION OF FISK STREET IN THE
PLAT OF FISK'S ADDITION TO THE TOWN OF GLENADA
- PROPOSED TO BE VACATED -



RECEIVED SEP 18 2024

101 Bodin Circle
 Travis AFB, CA. 94535
 PH: 707-816-5930
 FAX: 707-816-5665
 airforcemedicine.af.mil

Julia Hess
 julia.hess@va.gov



Fax

To: Trevor Ross Fax: 541-682-3947
 From: David Grant Medical Center Date: 9-18-24
Nephrology Clinic
 Re: Vacation Portion unincorporated Pages: 5
Fisk street

Cc: Response from adjacent property owner
☒ Urgent ☐ For ☐ Please ☐ Please
 Review Comment Reply
 From Julia Hess Phone 707-688-4682
 Fax 707-816-5665
 email veteranlifehousing@gmail.com

IMPORTANT: This facsimile transmission contains confidential information, some or all of which may be protected health information as defined by the federal Health Insurance Portability & Accountability Act (HIPAA) Privacy Rule. This transmission is intended for the exclusive use of the individual or entity to whom it is addressed and may contain information that is proprietary, privileged, confidential and/or exempt from disclosure under applicable law. If you are not the intended recipient (or an employee or agent responsible for delivering this facsimile transmission to the intended recipient), you are hereby notified that any disclosure, dissemination, distribution or copying of this information is strictly prohibited and may be subject to legal restriction or sanction. Please notify the sender by telephone (707-816-5930) to arrange the return or destruction of the information and all copies.

Lane County Surveyor's Office

3050 NORTH DELTA HIGHWAY • EUGENE OREGON 97408 • (541) 682-4195 • FAX: (541) 682-3947



Request Notification and Opportunity to Comment on a Proposed Vacation of a Portion of Fisk Street, Lane County, Oregon.

To: JULIA HESS
PO BOX 298
WESTLAKE, OR 97493

Date: September 6, 2024

From: Lane County Surveyor's Office
3050 N. Delta Hwy
Eugene, OR 97408

A request for the vacation of a road, or portion of a road, has been received by the Lane County Surveyor's Office of the Engineering and Construction Services Division. Vacation of public right of way extinguishes the public's right to use the portion vacated and results in reversion of the portion vacated to underlying ownership according to state statutes. The request to vacate this road or portion of road, may impact areas that are of interest to you, either as a service provider or as an adjacent property owner. The purpose of this notice is to provide you or your agency with an opportunity to review and comment on the proposed vacation and to submit your comments to the Lane County Surveyor's Office prior to the Board of County Commissioner's decision to approve or deny the proposal.

The application and related materials are available for inspection at the Lane County Surveyor's Office at no cost to you, and copies can be provided at a reasonable cost. The name of the Lane County Surveyor's Office representative to contact concerning this application is **Trevor Ross, PLS.** The telephone number where more information can be obtained is (541) 682-4195.

Please submit your written comments regarding the proposed vacation to the Lane County Surveyor's Office by **5 P.M. on September 24, 2024.** **IF NO RESPONSE IS RECEIVED IN THIS OFFICE BY THE ABOVE DUE DATE, IT WILL BE ASSUMED THAT YOU OR YOUR AGENCY HAS NO OBJECTION TO THE REQUEST.**

Applicants: Norman L. Nobel, Susan P. Noble, and Gethrin D. Noble
Site Address: 85550 Fisk Street, Florence, OR 97439
Map & Tax Lot No: 18-12-35-33-00400 and 18-12-35-33-02500
Tax Code: 097-18

(OVER)

PROPOSAL: Applicants have petitioned to vacate a portion of Fisk Street, as platted in Fisk's Addition to the Town of Glenada, and as generally shown on the attached map, without a public hearing. The portion of Fisk Street proposed to be vacated is adjacent to lands owned entirely by the applicants and is unimproved. Applicants have proposed to retain easements for any public utility facilities located within the right of way proposed to be vacated.

YOU MAY WRITE YOUR COMMENTS ON THIS PAGE AND RETURN THIS DOCUMENT TO THE ATTENTION OF Trevor Ross
LANE COUNTY SURVEYOR'S OFFICE, 3050 N. DELTA HWY., EUGENE, OR 97408.
FAX NUMBER: (541) 682-3947 or EMAIL: trevor.ross@lanecountyor.gov

Date: 9-17-24

From: Julia Hess

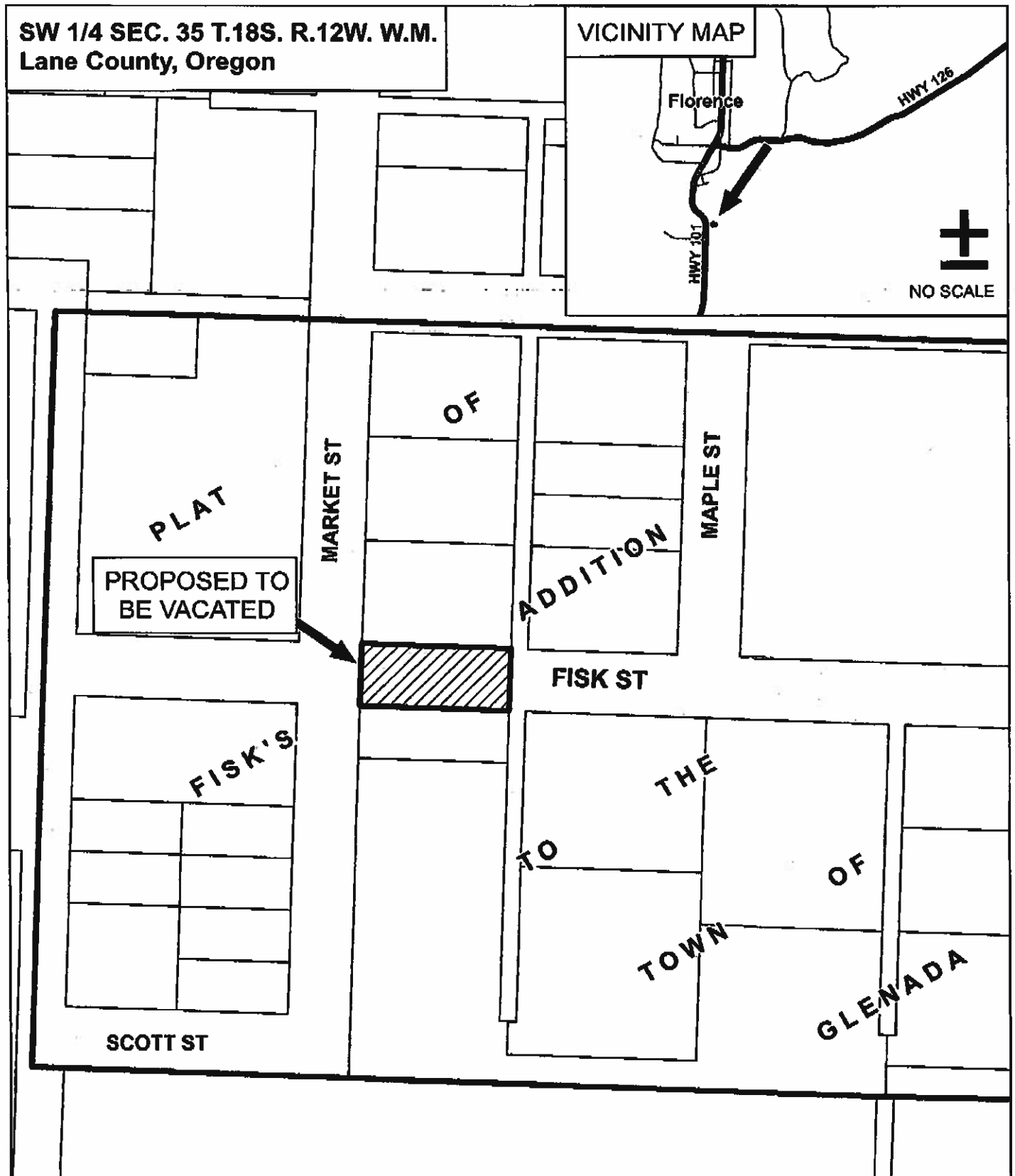
PO Box 298

Westlake, OR 97493

Comments: I talked to Norman Noble on 1st week of August 2024 about the plan to put roadway on the unincorporated Fisk street. We discussed moving the water tank as it sits on road easement, but easiest thing to do would be to make roadway North of water tank. Norman asked if he would have access to be able to use the roadway from corner of Maple St and Fisk St, following unincorporated Fisk St, then left on unincorporated Market Street for 700 feet. This access roadway is to the new Sunbeam Forest community I am developing. Norman would have access to his property from this roadway as me accessing the back of my property for development. I already have negotiation for contractors to build project. Vacating this portion of the unincorporated roadway will greatly impact my development and my only current access to west side of my property. I have already submitted paperwork to county to put access to west side of property, just awaiting approval. I didn't think Norman would go behind my back to stop my building plans for my own property. Sunbeam Forest community will consist of 24 properties with small log cabin homes. Construction could start end of 2024 or spring 2025. I do not agree with vacating this portion of unincorporated Fisk street as it will be a throughfare in future.

If you have questions, call me (707) 688-4682.
Julia Hess at BIV Homes
veteranlifehousing@gmail.com

**PORTION OF FISK STREET IN THE
PLAT OF FISK'S ADDITION TO THE TOWN OF GLENADA
- PROPOSED TO BE VACATED -**



SUNBEAM FOREST COMMUNITY by BNV Homes

Development of 24 properties

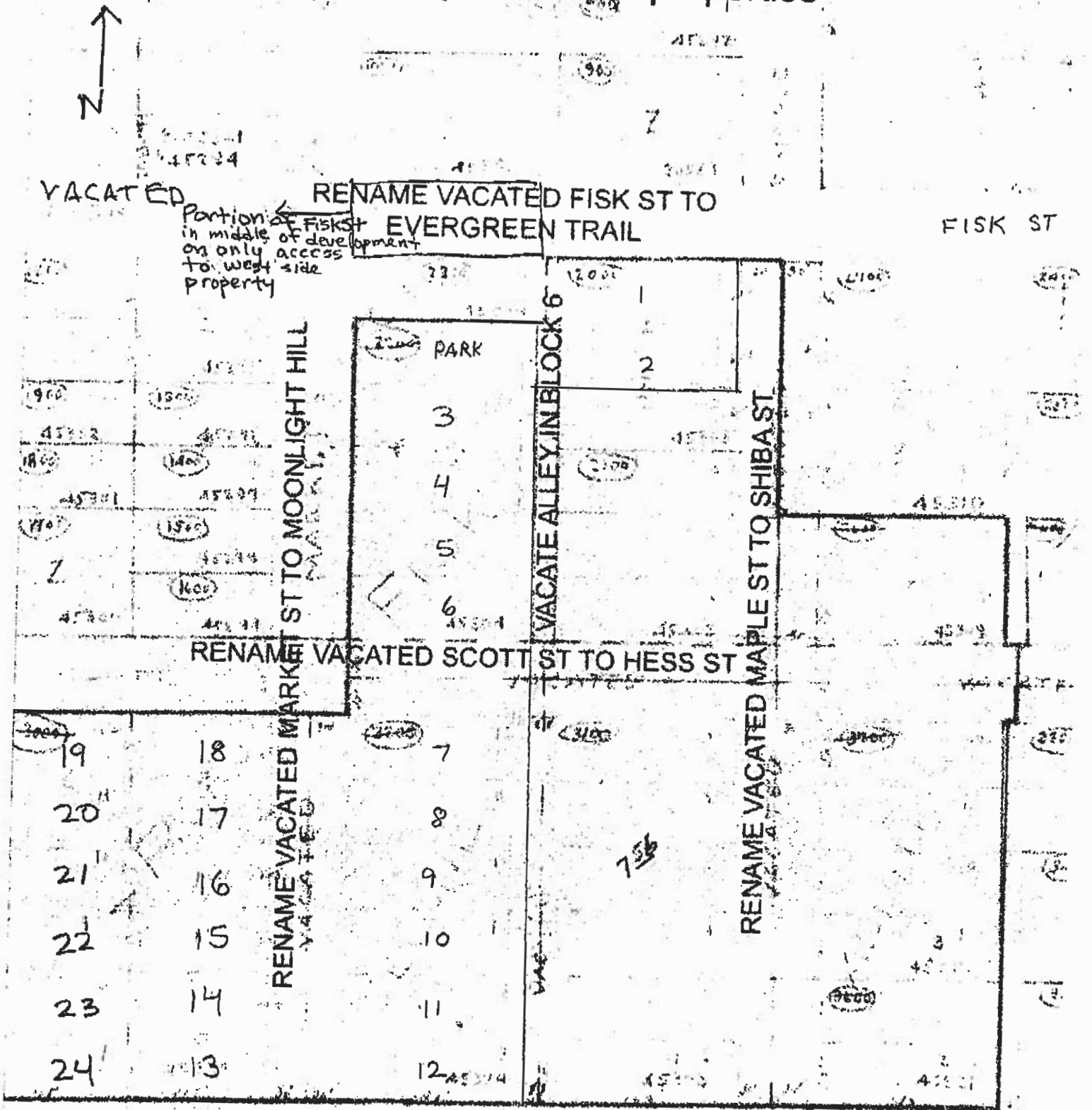


Exhibit "F"

From: [BAUDER Jared W](#)
To: [GREEN Lori M](#)
Cc: [BLOMME" Mikeal Jay](#)
Subject: FW: Public Hearing Notice - Vacation of a Portion of Fisk Street
Date: Thursday, December 5, 2024 1:18:09 PM

Hello –

Thank you for the opportunity to comment. Lane County Planning has no objections to the vacation of a portion of Fisk St. as proposed.

I see no evidence of pending nor issued land use applications for the redevelopment of any of the Petitioner's properties in this area (Tax Lots 2300, 2400, and 3401). There is a Legal Lot Verification approval (509-PA16-05637) on file, and a currently in-review Property Line Adjustment Application (509-PA24-05607) that has not yet had a final decision rendered.

For clarity, Legal Lot Verification and Property Line Adjustment applications do not approve new uses or development such as partitions, subdivisions tiny house/cabin villages, campgrounds, etc. Any such uses would be subject to the provisions of the Rural Residential Zone found in Lane Code Chapter 16.290, as well as to the applicable provisions of Lane Code Chapters 13 and 14.

Sincerely,

Jared Bauder
Senior Planner, CFM, Rural Addressing, Firewise Program
Land Management Division | Lane County Public Works
Customer Service Center
3050 N Delta Hwy. | Eugene, OR 97408
Website : www.lanecountyor.gov/planning

From: GREEN Lori M
Sent: Wednesday, November 27, 2024 4:33 PM
To: BELL Amber R <amber.bell@lanecountyor.gov>; BAUDER Jared W <jared.bauder@lanecountyor.gov>; LCTPReferrals <lcpwtpreferrals@lanecountyor.gov>
Subject: Public Hearing Notice - Vacation of a Portion of Fisk Street

Good afternoon –

Attached is the **Public Hearing Notice**: “In the Matter of the Vacation of a Portion of Fisk Street, a Public Road, Located in Section 35, Township 18 South, Range 12 West of the Willamette Meridian, in Lane County, Oregon. (18-12-35-33).”

The BCC set the hearing date in Order 24-11-12-05, for January 14, 2025, at 1:30 p.m. in Harris Hall.

If you have any questions regarding this proposed vacation, please contact Mikeal (Jay) Blommé, Lane County Surveyor, at (541) 682-6997 or via email at: mikeal.blomme@lanecountyor.gov

Thank you –
Lori

Lori M. Green
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