

LAKE COUNTY INTERIM ZONING ORDINANCE

An ordinance to provide zoning protection for an interim period during which a comprehensive plan for the use of all of the land in the county may be prepared and adopted; to control the uses of land which because of their impact on surrounding properties would tend to defeat any rational planning effort if allowed to locate at will and without conditions; to encourage the orderly growth of the county by guiding, regulating, and controlling the location and the use of the buildings, structures and land for residential, business, industrial and other uses in the county and to promote the public health, safety and general welfare.

Whereas, the Board of County Commissioners of Lake County, Oregon, considers an interim ordinance necessary to insure that the purposes and objectives of the proposed zoning ordinance and comprehensive plan will not be defeated or adversely effected;

NOW, THEREFORE, LAKE COUNTY, OREGON, DOES ORDAIN as follows:

Section 1. This ordinance shall be known as "Lake County Interim Zoning Ordinance."

Section 2. Subject to any limitation provided for in O.R.S. 215.130, this ordinance shall apply to all of the unincorporated areas of Lake County, Oregon.

Section 3. Within the boundaries of the areas effected by this ordinance no land shall be hereafter subdivided, partitioned or used for a purpose which is in conflict with this ordinance. There is hereby established a classification to be applied to all unincorporated portions of the county hereinafter called General Use Classification. The following uses shall be permitted only on approval by the Board of County Commissioners after holding a public hearing with notice appropriate to the enactment of other county regulations. In reviewing such applications, the board shall make a determination as to the effect of the proposed use on the safety, health and general welfare of the county at large and its particular effect on neighboring properties. In the event that the planning commission is appointed, the board may designate the planning commission as the fact finding body and the planning commission shall hold its own public hearings in accordance with O.R.S. 215.223 and make a decision on the proposed change of use. Such change of use application shall be approved or rejected by by the commission within 90 days from the date of final submission or it shall be deemed to have been fejected.

USES PERMITTED OUTRIGHT: All uses not herein indentified as conditional uses.

CONDITIONAL USES: Uses permitted only after a public hearing and approval by the planning commission.

1. Solid waste disposal, including garbage dumps and junk yards.
2. Auto wrecking and storage of wrecked vehicles: a plot of ground upon which three or more derelict vehicles are stored.
3. Airports and commercial airfields.
4. Residential and recreational subdivisions.
5. Slaughter houses and feed lots.
6. Storage and disposal of chemical products or chemical wastes.
7. Trailer parks: a plot of ground upon which three or more trailer houses occupied for dwelling or sleeping purposes is located, regardless of whether a charge is make for such accommodations.

8. Commercial recreational areas.

9. Any substantial change of existing use which is different in character from the previous use of the particular land involved.

Section 4. An action or ruling of the Lake County Planning Commission may be appealed to the Board of County Commissioners within 15 days after the commission has rendered its decision by filing written notice with the board. The board may review the case or may affirm, reverse or modify the action or ruling of the commission.

Section 5. The provisions of this ordinance are hereby declared to be severable. If any section, sentence, clause or phrase in this ordinance shall for any reason be held to be invalid or unconstitutional by a court of competent jurisdiction, such decision shall not effect the validity of remaining portions of this ordinance.

Section 6. Violations of this ordinance shall be subject to the provisions of O.R.S. 215.180 and O.R.S. 215.185.

Section 7. This Interim Ordinance shall take effect from and after its passage and shall remain effective for not more than three (3) years from the date of passage and shall be subject to amendment at anytime by the Board of County Commissioners.

Regularly passed and adopted by the Board of County Commissioners of Lake County for the State of Oregon this 2nd day of April, 1969.

BOARD OF COUNTY COMMISSIONERS
OF LAKE COUNTY, OREGON

By George E. Carlson
Chairman

By George W. [unclear]
Commissioner

By Don [unclear]
Commissioner