

W. 7-C.

**SUPPLEMENTAL MEMO**  
**SUPPLEMENTAL MATERIAL**

**DATE OF MEMO:** January 10, 2006

**TO:** Board of County Commissioners

**FROM:** Jerry Kendall<sup>JK</sup>/Land Management Division

**RE:** Ordinance No. PA 1190 -- IN THE MATTER OF ADOPTING AMENDMENTS TO THE RURAL COMPREHENSIVE PLAN AND THE JUNCTION CITY COMPREHENSIVE PLAN TO ENLARGE THE JUNCTION CITY URBAN GROWTH BOUNDARY TO INCLUDE THE SUBJECT PROPERTY (A PORTION OF TAX LOT 1300 AND A PORTION OF THE JUNIPER CONNECTOR) AND TO REDESIGNATE THE PORTION OF THE TAX LOT FROM "AGRICULTURAL" LAND TO "COMMERCIAL", AND ADOPTING SAVINGS AND SEVERABILITY CLAUSES (File PA 02-5778; Safeway) (NBA & PM 8/27/03, 9/10/03, 1/14/04, 7/14/04, 1/12/05, 7/13/05 & 9/14/05).

**Scheduled board date for eight reading on January 18, 2006.**

As per the attached letter from the Applicant, Safeway has requested another six-month rollover on this project. If granted, the ninth reading could be set for July 19, 2006.

Staff will be present at the eight reading if the Board has any need for discussion. In addition, I can be contacted at x4057.

January 10, 2006

**By Fax 541.682.3947 and US Mail**  
Lane County Board of Commissioners  
C/o Jerry Kendall, Associate Planner  
Land Management Division  
Department of Public Works  
Lane County  
125 E. 8<sup>th</sup>  
Eugene 97401-2926

Re: File No. PA-02-5778 and Ordinance No. PA 1190  
Property Adjacent To  
Safeway Store #386  
Junction City, OR

Dear Board of Commissioners:

We are writing in reference to the Safeway application, approved by the Board and continued for final reading. This application requests amendment of both the UGB and the Comprehensive Plan for a portion of Tax Lot 1300, Map 15-04-29. The following is the status of the three conditions of approval, previously established by the Board:

- **Vacation of 18<sup>th</sup> Street:** Approved by the Board under File Order No. 05-6-8-2; subsequently approved and adopted by the Junction City Mayor and City Council under Resolution No. 864 (October 11, 2005).
- **Farm Management Agreement:** Agreement awaiting final edit, signature and recording.
- **Tax Lot Consolidation/Lot Line Adjustment:** This process, along with the County Legal Counsel recommendation to do a separate legal lot determination with notice, is presenting a challenge for us. We are working with our land use attorney to determine the best approach for meeting this condition.

As a result of the complexity of the issues involved with the third condition, we request another rollover until July 2006. Thank you for consideration of our request for a continuance.

We appreciate your patience and cooperation in this matter.

Sincerely yours,

SAFEWAY INC.

Diane Phillips  
Real Estate Manager

Cc: Ken Diener  
Mark Whitlow