



**Marion County**  
OREGON

# ADMINISTRATIVE REVIEW APPLICATION

**RECEIVED**

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

APR 18 2023

**Marion County  
Planning**

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

- |   |   |
|---|---|
| <input type="checkbox"/> Administrative Review - \$640                    | <input type="checkbox"/> Forest Dwelling - \$1250                   |
| <input checked="" type="checkbox"/> Primary Farm Dwelling - \$940         | <input type="checkbox"/> Wireless Comm. Facility, Attached - \$1880 |
| <input type="checkbox"/> Replacement Dwelling - \$375                     | <input type="checkbox"/> Wireless Comm. Facility - \$2500           |
| <input type="checkbox"/> Lot of Record - \$1250 (staff); \$1880 (hearing) | <input type="checkbox"/> Wildlife Habitat - \$310                   |
| <input type="checkbox"/> Secondary Farm - \$1250                          |   |

PROPERTY OWNER(S): <b>Fedlosiy Iranov</b>	ADDRESS, CITY, STATE, AND ZIP: <b>PO Box 505 Hubbard, OR 97032</b>
PROPERTY OWNER(S) (if more than one): <b>Fionya Iranov</b>	ADDRESS, CITY, STATE, AND ZIP
APPLICANT REPRESENTATIVE:	ADDRESS, CITY, STATE, ZIP
DAYTIME PHONE (if staff has questions about this application): <b>503-348-5940</b>	E-MAIL (if any): <b>henacam@yahoo.com</b>
ADDRESS OF SUBJECT PROPERTY: <b>17850 Bownes Ferry Rd Hubbard, OR 97032</b>	SIZE OF SUBJECT PROPERTY: <b>17.5 Acres</b>
THE PROPERTY OWNERS OF THE SUBJECT PROPERTY REQUEST TO (summarize here; provide detailed information on the attached "Applicant Statement" page):  <b>Applying for dwelling rights</b>	
WILL A RAILROAD HIGHWAY CROSSING PROVIDE THE ONLY ACCESS TO THE SUBJECT PROPERTY? ( ) YES <input checked="" type="checkbox"/> NO IF YES, WHICH RAILROAD:	

FOR OFFICE USE ONLY:			
Township <b>04</b>	Range <b>1W</b>	Section <b>32D</b>	Application elements submitted:
Tax lot number(s) <b>1300</b>	Zone: <b>EFU</b>		<input checked="" type="checkbox"/> Title transfer instrument
Zone map number: <b>6</b>	<input type="checkbox"/> TPA/header		<input checked="" type="checkbox"/> Site plan
Case Number: <b>23-007</b>	<input type="checkbox"/> GeoHazard Peer Review (if applicable) <b>n/a</b>		<input checked="" type="checkbox"/> Applicant statement <b>w/schedule F</b>
<input type="checkbox"/> Urban <input checked="" type="checkbox"/> Rural	<input checked="" type="checkbox"/> Filing fee		Application accepted by: <b>4-18-23</b> Set up by: <b>AB</b>
Date determined complete:	<b>AB</b>		Date: <b>NLI</b>

**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.

Fedosiy Ivanov  
Print Name

[Signature]  
Signature

Fiona Ivanov  
Print Name

[Signature]  
Signature

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

\_\_\_\_\_  
Signature

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

\_\_\_\_\_  
Signature

DATED this April day of 18th, 2023

## 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?

Property has an existing Ag building.

Currently we grow Strawberries on 10 Acres

Surrounding properties are farm land and nurseries.

(use additional paper if needed)