Chapter 18.88

COOS BAY ESTUARY
MANAGEMENT PLAN

Sections:
18.88.010 Administration.
18.88.020 District classifications.
18.88.030 Permits.
18.88.040 Part of zoning title.

18.88.010 Administration.
Except as otherwise provided in this chapter, the Coos Bay estuary management plan as adopted by the city of North Bend shall be implemented and administered under the procedures of this title on matters relating to land use and under the provisions of NBCC Title 17 on matters relating to the partitioning and subdividing of land. (Ord. 1952 § 1(4), 2006)

18.88.020 District classifications.
Areas within the city which are within the Coos Bay estuary coastal shorelands boundary shall be classified in zoning districts based on the designation of such areas as aquatic and shoreland segments within the Coos Bay estuary management plan. Such zoning districts shall overlap with the use zones designated in this title, and where consistent the uses and restrictions of both zones shall apply to such areas. In all areas where the zoning designations, regulations and restrictions contained in this title and the Coos Bay estuary management plan are inconsistent or conflicting, the zoning designations, regulations and restrictions of the Coos Bay estuary management plan shall prevail. (Ord. 1952 § 1(4), 2006)

18.88.030 Permits.
In addition to the requirements of this title for the issuance of use permits, such permits shall be issued for uses and activities within the Coos Bay estuary coastal shorelands boundary only after compliance with the following procedures:
(1) Applications for use permits shall be filed with the North Bend planning director and shall include a description of the proposed use and a site plan, drawn to scale, showing the dimensions and arrangement of the proposed use. The planning director may request additional information as may be necessary to review and act upon the application, and the director shall provide the applicant with a decision based on criteria in the plan and
supported by written findings within 15 days after
the filing of the application or after the receipt of all
requested information.

(2) Uses and activities designated in the plan as
“A” may be allowed subject to administrative
review by the planning director for compliance
with management objectives and general condi-
tions.

(3) Uses and activities designated in the plan as
“*” may be allowed by the planning director sub-
ject to compliance with management objectives,
general conditions and any special conditions pro-
vided in the plan for such use.

(4) Uses or activities which will not comply
with the Coos Bay estuary management plan
except under specific conditions or limitations may
be permitted by the planning director subject to
such conditions and limitations. (Ord. 1952 § 1(4),
2006)

18.88.040 Part of zoning title.
This chapter shall be considered as a part of this
title for the purpose of variances, nonconforming
uses, appeals, amendments and enforcement. (Ord.
1952 § 1(4), 2006)