



CITY OF JUNCTION CITY LAND USE APPLICATION

1171 Elm Street/PO Box 250 Junction City OR 97448
Ph 541-998-3125 ■ jclanning@ci.junction-city.or.us ■ www.junctioncityoregon.gov

Date Submitted: 1/26/2026	Received By: D. Northey	Fee Paid: \$ N/A	Supplemental Application:
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Section 1

LAND USE ACTION (SEE TABLE 1):

Extension Request for DEV 23-41

Section 2

Site Address: Oaklea Drive	Location Description: West of Oaklea Drive South of West 11th Ave, and North of West 10th Ave
Property Size: 4.8 acres	Assessor's Map & Tax Lot #: 15-04-31-24-01201 & 01202
Present Use: Vacant	Proposed Use: 126-units (apartments)
Brief Summary of Action Requested: 1-year-time extension request to the current land-use approval (DEV 23-41)	
Are there other permit applications associated with this application? No If yes, list:	

Section 3

I have the following legal interest in the property (Circle one):

- Owner of Record
 Lessee
 Contract Purchase
 Holder of an exclusive Option to Purchase

Written authorization from the owner to act as his/her agent must be provided if not the owner of record


Section 4

Applicant: Pacific National Development, Inc	
Address: PO Box 3550, Salem, OR 97302	
Phone:	E-Mail: pndi@comcast.net
Property Owner: Same as above	
Address:	
Phone:	E-Mail:
Contact: Brandie T Dalton, Land-Use Consultant (if different than Applicant) (multi/Tech Engineering)	
Address: 1155 SE 13th St, Salem, OR 97302	
Phone: 503-363-9227	E-Mail: bdalton@mtengineering.net

**City of Junction City
LAND USE APPLICATION**

Section 5	
Required Information	
	Written statement describing proposal in detail
	Narrative Statement explaining how the application complies with all relevant criteria with enough detail for review and decision-making. <i>Note: See Type I information, at the beginning of this packet, for the municipal code chapters and/or sections related to your land use request</i>
	Three (3) paper copies of application packet including any plan sets
	Digital copy of application packet including any plan sets
	Non-refundable Application Fee

Section 6		
Supplemental Application:	Yes <input type="checkbox"/>	No <input type="checkbox"/>
Attachment(S):	Yes <input type="checkbox"/>	No <input type="checkbox"/>

Section 7	
Your signature below acknowledges the following:	
<p>1. Payment of the base fee may not cover the City's costs associated with processing the Application. <i>Per Resolution 1053: All direct costs for contracted services shall be charged monthly to the applicant in the amount billed to City. Contracted city services include, but are not limited to, city engineer, city attorney, building inspector, traffic consultant, &/or wetlands specialist. Direct costs 30 days past due shall be charged 9% interest in addition to the amount billed to the City.</i></p>	
<p>2. <i>The foregoing statements and other information attached hereto are true and accurate to the best of my knowledge and belief.</i></p>	
<p>3. <i>Signer agrees to pay all direct costs associated with processing this land use application.</i></p>	
Applicant Signature:	
Date:	1-26-26