

Exhibit 00000

**STARK AND HAMMACK, P.C.**  
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December 16, 2015

Medford City Council  
City of Medford  
411 W. Eighth St.  
Medford, OR 97501

**RECEIVED**  
DEC 17 2015  
Planning Dept.

RE: Request for inclusion within UGB Amendment of a portion of 371W08 tax lot 1000 located in area MD-3.  
Property Owner: Steven W Skinner

Dear Mayor and City Council:

I am following up on my letter dated November 18, 2015 requesting a portion of my client Steven W Skinner's property, located in MD-3, be included within the Medford UGB amendment. Enclosed please find a wetlands map of the Skinner property, prepared by Martin Schott, Environmental Engineer, of Schott and Associates, Inc. The map identifies 34 buildable acres of the total 40.27 acres. This is important evidence for inclusion of this property in the UGB as property meets future City residential density requirements for this area (Housing Element), is ideally situated for inclusion with City's utilities and transportation facilities, and would be developed in a short period of time, well within the 20 year UGB period. These are all factors which are required to be met for inclusion of property into the Medford UGB. In addition, this property was initially recommended by Staff to be included within the UGB based on the property's ESA scoring and satisfaction of the criteria established and used by Staff for properties to be included within the UGB.

In an effort to accommodate the City in developing the strongest and most defensible UGB, my client respectfully requests that ½ of the 34 buildable acres of his property, totalling 17 acres, be included within the Medford UGB. Failure to provide any portion of my client's property within the amended UGB would be a identifiable and arguable error, which would render the entire UGB process subject to appeal.

Thank you for your continuing hard work and commitment to the future of the City of Medford.

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December 16, 2015

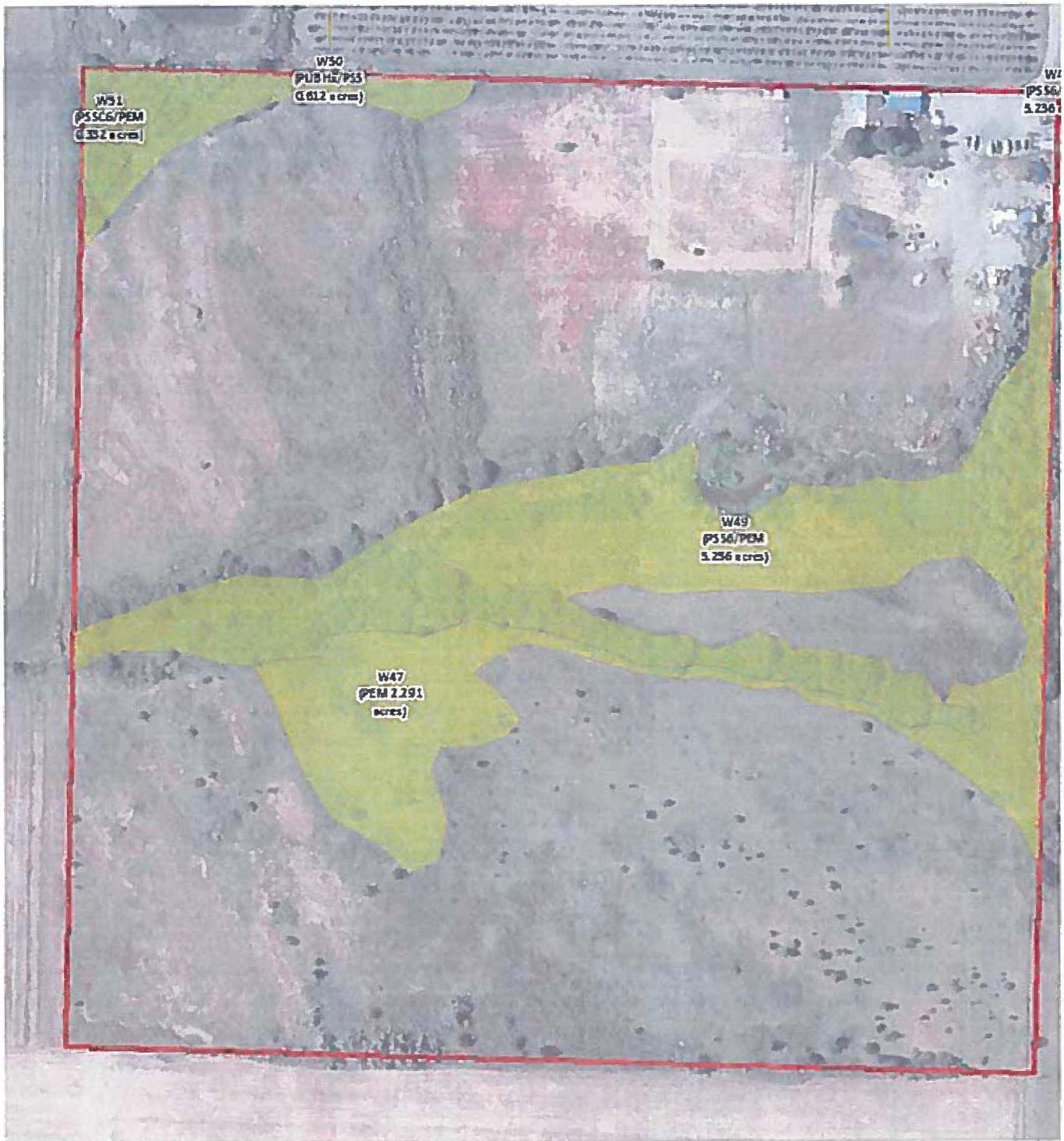
Respectfully submitted,

STARK and HAMMACK, P.C.

A handwritten signature in black ink, consisting of a large, sweeping, cursive letter 'E' that extends to the right and then curves back down.

Eric R. Stark

ERS:  
Enclosure as stated



 **SCHOTT & ASSOCIATES, INC.**  
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