

City of Portland

Bureau of Development Services

Land Use Services Division

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NOTICE OF MINOR VIOLATION REMOVAL AND REPLANTING IN AN ENVIRONMENTAL ZONE

Date: November 13, 2012

To: Neighborhood Assoc. & Neighborhood Coalition

From: Kim Freeman, City Planner, 503-823-5663

Re: The City has received an application to correct a minor violation with removal

of development and supporting structures on the stream bank and in the creek, and replanting within an **environmental zone**. Additionally, replanting of the plantings for the 2007 Environmental Plan Check. The purpose of this notice is to inform neighbors and interested persons of activities and projects

within the environmental zones that will utilize the Environmental

Development Standards of Zoning Code Chapter 33.430. This is not a Land

Use Review notice.

Permit Number: 12-190580 ZP

Project Description: Violation removal and replanting in an Environmental

Conservation Zone.

Applicant: Manuel Rodriguez

Site Location: 4718 SW Shattuck Road

Legal Description: SECTION 18 1S 1E, TL 3000 0.23 ACRES

Zone: R7, R7c Quarter Section Map: 3524 Tax Account #: R329228

The application is being reviewed for compliance with the environmental development standards in section 33.430.405.B – Option One, Remove and Repair. This option results in removal of illegal development, replanting, and repair of any damage.

The site plan is enclosed and displayed on a notice board on site. Plans may be examined at **Document Services**, second floor of 1900 SW 4th Avenue, from 7:30 AM to 3:00 PM weekdays. Copies of the site plans and development standards can be obtained at the Development Services Center for a fee. The development standards are available on-line at www.portlandonline.com/bds.

Any interested person may comment on the application by writing and specifically identifying errors or non-compliance with development standards. Comments should be directed to the staff person noted above. Comments may be used to clarify or improve the accuracy of the site plan, but may not be used by the City to influence the issuance of a permit for a project that meets development standards. An inspector will visit the site to verify the accuracy of the site plan, removal of the violation and planting of disturbed areas. Call 503-823-5663 with questions. Please reference the permit number and your request.

NOTES FLATWORK AREA LOT COVERAGE ENVIRONMENTAL PLAN SIDEWALK LOT AREA DRIVEWAY BLDG AREA CHECK PORCH. (INCLUDING OVERHANG) PATIO (bldg area) = (lot area) = % 12-190580 ZP LOT COVERAGE TOTAL V Z activities maintenance of home and other SW Tree Species Red Alder Western Red Cedar Shrub Species Vine Maple, Ocean Spray, Snowberry, Red-osier Dogwood, Douglas Spirea, Pacific Willow (a mix of these natives) Number to be planted 34 plus 4 = 38 Planting Size 2-gallon size, or bare root where planted into the stream bank to aid in erosion control and bank stabilization. Planting Size 4-inch pots Ground Cover Deer fern, Lady Fern, Sword fern, trillium, Stream violet, Salal (a mix of these native species) Number to be planted 170 plus 20 = 190

SITE PLAN

SCALE: 1" = 10'

10'

PROJECT LEGAL

Staff Modified for legibility PROJECT ADDRESS
4718 SW Shattuck Rd



NORTH