

**Early Assistance Intakes**

From: 11/5/2012

Thru: 11/11/2012

Run Date: 11/13/2012 15:27:

Case Number	Address	Work Proposed	Type of Use	Date Rec'd	Date Issued	Status
12-203172-000-00-EA	1333 NW 12TH AVE, 97209	Appt - Design	Appointment	11/7/12		Pending
<i>EA APPT for proposed T III Review, 18-24 story apartment building with approximately 200-270 units with on site parking for 200-270 cars.</i>						
	1N1E33AA 01500		Applicant: Craig Davis GBD ARCHITECTS 1120 NW Couch St., #300 Portland, OR 97209		Owner: 12TH & PETTYGROVE LLC 2455 NW MARSHALL ST #4 PORTLAND, OR 97210	
<b>Total # of EA Appt - Design permit intakes: 1</b>						
12-203207-000-00-EA	7438 N OSWEGO AVE, 97203	Appt - Land Division	Appointment	11/7/12		Pending
	1N1W12AB 01500		Applicant: Sam Sarich Sam Sarich Construction Inc 11707 NW Laidlaw Rd Portland, OR 97229		Owner: SAM SARICH 11707 NW LAIDLAW RD PORTLAND, OR 97229-2518	
	SEVERANCE ADD BLOCK 2 LOT 8				Owner: GORDANA SARICH 11707 NW LAIDLAW RD PORTLAND, OR 97229-2518	
<b>Total # of EA Appt - Land Division permit intakes: 1</b>						
12-203541-000-00-EA	1804 NW NORTHRUP ST, 97209	Appt - Other (T33)	Appointment	11/8/12		Pending
<i>Early Assistance to explore comp plan amendment and zone change to site and also re-development options without comp plan/zone change.</i>						
	1N1E33AB 06400		Applicant: SHAWN NGUY PACLAND 6400 SE LAKE ROAD, SUITE 300 PORTLAND OR 97222		Owner: THREE SPELLMAN SISTERS LLC 2218 54TH STREET CT NW GIG HARBOR, WA 98335-2474	
<b>Total # of EA Appt - Other (T33) permit intakes: 1</b>						
12-204228-000-00-EA	4617 SE MILWAUKIE AVE, 97202	Appt - Planning and Zoning	Appointment	11/9/12		Pending
<i>EA Appointment to remodel existing building to accommodate multiple tenants. Specific questions regarding storm water, exiting, occupancy, zoning, usage, utilities, design review, site design.</i>						
	1S1E14BA 00400		Applicant: PETER MAGARO PETER MAGARO ARCHITECTURE 10570 SW CITATION DR BEAVERTON OR 97008		Owner: RANDALL A ROBINSON 4617 SE MILWAUKIE AVE PORTLAND, OR 97202-4727	
	SECTION 14 1S 1E TL 400 0.29 ACRES				Owner: KATHLEEN E ROBINSON 4617 SE MILWAUKIE AVE PORTLAND, OR 97202-4727	
<b>Total # of EA Appt - Planning and Zoning permit intakes: 1</b>						
12-203712-000-00-EA	1604 SE CESAR E CHAVEZ BLVD, 97214	PC - Required	PC - PreApplication Conference	11/8/12		Pending
<i>Pre-application conference for Zone Map Amendment from R5 to a NC designation.</i>						
	1S1E01DA 08100		Applicant: RICH GRIMES MADDEN FAMILY LLC 1335 NW 13TH AVE PORTLAND OR 97029		Owner: MADDEN FAMILY 1 LLC 1355 NW 13TH AVE PORTLAND, OR 97209-3284	
	SECTION 01 1S 1E TL 8100 0.21 ACRES					

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Case Number	Address	Work Proposed	Type of Use	Date Rec'd	Date Issued	Status
12-202934-000-00-EA	531 SE 14TH AVE	PC - Required	PC - PreApplication Conference	11/6/12		Pending
<p><i>Pre-Application Conference for a Type III Historic Designation Review, a Historic Preservation Incentive Review, and a Historic Design Review for the former Washington-Monroe High School. The applicant proposes several scenarios for the interior use of the building, all of which include preserving the auditorium for public events and private rehearsal space, with the remainder of the building being used for varying amounts of creative (commercial) work space, dwelling units and/or work/live units. Physical changes to the building are limited to repair and maintenance, as well as installing exterior lighting, adding two new entry doors on the north facade, and converting several man doors on the south and east facades to entry doors. Exterior changes to the site include constructing a new parking lot south of the building.</i></p>						
	1S1E02BA 00101 EAST PORTLAND BLOCK 282&283 TL 101		Applicant: BRIAN NELSON VENERABLE PROPERTIES 70 NW COUCH ST SUITE 207 PORTLAND OR 97209		Owner: SCHOOL DISTRICT NO 1 PO BOX 3107 PORTLAND, OR 97208-3107	
12-204213-000-00-EA	9347 SW 35TH AVE, 97219	PC - Required	PC - PreApplication Conference	11/9/12		Pending
<p><i>Early Assistance Pre App for basement conversion to bedrooms, increasing number of beds for adult care facility.</i></p>						
	1S1E29BD 00300 ARA VISTA BLOCK 7 LOT 9		Applicant: EDWARD RADULESCU EPR DESIGN 825 NE 20TH AVE SUITE 202 PORTLAND OR 97232		Owner: PEAKS & VALLEYS LLC 1725 NW DIVISION ST GRESHAM, OR 97030-4907	
12-204268-000-00-EA	10822 SE BUSH ST, 97266	PC - Required	PC - PreApplication Conference	11/9/12		Application
	1S2E10CA 03600 MULTNOMAH BERRY RANCH LOT 12 EXC PT IN ST E 1/2 OF LOT 13 EXC N 150' & EXC PT IN ST		Applicant: Ben Schonberger Winterbrook Planning 310 SW Fourth Ave #1100 Portland OR 97204		Owner: SCHOOL DISTRICT NO 40 MULT CC 1500 SE 130TH AVE PORTLAND, OR 97233-1719	

**Total # of EA PC - Required permit intakes: 4**

**Total # of Early Assistance intakes: 8**

**Final Plat Intakes**

From: 11/5/2012

Thru: 11/11/2012

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Case Number	Address	Work Proposed	Type of Use	Date Rec'd	Date Issued	Status
12-165318-000-00-FP	3825 NE 36TH AVE, 97212	FP - Final Plat Review		11/9/12		Application

for Parcel 2; and  
 Any other information specifically noted in the conditions listed below.

2.  The applicant shall provide a revised Arborist Report providing an update on the health of the trees required to be preserved and written verification that tree protection measures have been installed to the arborist's requirements.

B.  The final plat must show the following:

1.  A recording block for each of the legal documents such as maintenance agreement(s), acknowledgement of special land use conditions, or Declarations of Covenants, Conditions, and Restrictions (CC&Rs) as required by Condition C.2 below. The recording block(s) shall, at a minimum, include language substantially similar to the following example: "An Acknowledgement of Tree Preservation Requirements has been recorded as document no. \_\_\_\_\_, Multnomah County Deed Records."

C.  The following must occur prior to Final Plat approval:

*Utilities*

1.  The applicant shall meet the requirements of the Fire Bureau for ensuring adequate hydrant flow from the nearest hydrant. The applicant must provide verification to the Fire Bureau that Appendix B of the Fire Code is met, the exception is used, or provide an approved Fire Code Appeal prior final plat approval.

*Required Legal Documents*

2.  The applicant shall execute an Acknowledgement of Tree Preservation Requirements that notes tree preservation requirements that apply to Parcels 1 and 2. A copy of the approved Tree Preservation Plan must be included as an Exhibit to the Acknowledgement. The acknowledgment shall be recorded with Multnomah County and referenced on the final plat.

D.  The following conditions are applicable to site preparation and the development of individual lots:

1.  Development on Parcels 1 and 2 shall be in conformance with the Tree Preservation Plan (Exhibit C.1) and the applicant's arborist report (Exhibit A.2). Specifically, trees numbered 236, 237 and 238 are required to be preserved, with the root protection zones indicated on Exhibit A.2. Tree protection fencing is required along the root protection zone of each tree to be preserved. The fence must be 6-foot high chain link and be secured to the ground with 8-foot metal posts driven into the ground. Encroachment into the specified root protection zones may only occur under the supervision of a certified arborist. Planning and Zoning approval of development in the root protection zones is subject to receipt of a report from an arborist, explaining that the arborist has approved of the specified methods of construction, and that the activities will be performed under his supervision.

2.  If required, the applicant will be required to meet any requirements identified through a Fire Code Appeal. This may include a requirement to install residential sprinklers in the new dwelling units on Parcel 1 and Parcel 2. Please refer to the

1N1E24DC 03800  
 WILSHIRE  
 BLOCK 5  
 LOT 4 EXC N 3'

Applicant:  
 KEVIN PARTAIN  
 URBAN VISIONS  
 223 NE 56TH AVE  
 PORTLAND, OR 97213

Owner:  
 RENAISSANCE CUSTOM HOMES  
 LLC  
 16771 BOONES FERRY RD  
 LAKE OSWEGO, OR 97035-4213

Owner:  
 Bruce Howard  
 Renaissance Custom Homes, LLC  
 16771 SW Boones Ferry Rd  
 Lake Oswego, OR 97035

*final plat approval report for details on whether or not*

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**Total # of FP FP - Final Plat Review permit intakes: 1**

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**Total # of Final Plat intakes: 1**

Land Use Review Intakes

From: 11/5/2012

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Case Number	Address	Work Proposed	Type of Use	Date Rec'd	Date Issued	Status
12-203144-000-00-LU <i>Adjustment request to reduce front setback (33.110.220)</i>	1124 SW MYRTLE DR, 97201	AD - Adjustment	Type 2 procedure	11/7/12		Pending
	1S1E04DC 05800 CARDINELL HTS LOT 14 TL 5800		Applicant: LEON TRICE LMT ARCHITECTURE 5428 NE 30TH AVE PORTLAND OREGON 97211		Owner: KELLY I HALE 1124 SW MYRTLE DR PORTLAND, OR 97201-2271	
12-202602-000-00-LU <i>Adjust side setback from 5-feet to 1-foot for 2 new second story dormers.</i>	3917 SW CORBETT AVE, 97201	AD - Adjustment	Type 2 procedure	11/6/12		Pending
	1S1E10CA 08400 CARUTHERS ADD BLOCK 179 LOT 2		Applicant: CHRIS FRANZ PACIFIC BUILDING CO INC 4330 NE 62ND AVE PORTLAND OR 97218		Owner: SHIRLEY KLOSS 24260 NW TURNER CREEK RD YAMHILL, OR 97148	
12-203961-000-00-LU <i>Adjustment to allow an existing detached garage to be converted to an ADU, but keep the same roof pitch and overhang, which does not match the existing house. (Floor area being added to the structure, which triggers these standards)</i>	3714 N HAIGHT AVE, 97227	AD - Adjustment	Type 2 procedure	11/9/12		Pending
	1N1E22DC 08800 CENTRAL ALBINA BLOCK 26 INC STRIP 8' WIDE E OF & ADJ LOT 10		Applicant: MATTHEW MCCUNE MCCUNE DESIGN 2812 NE 8TH PORTLAND OR 97212		Owner: WALTER P RANEY 3714 N HAIGHT AVE PORTLAND, OR 97227-1328  Owner: MARLIZA A RANEY 3714 N HAIGHT AVE PORTLAND, OR 97227-1328	
12-204068-000-00-LU <i>Adjustment to extend the timeline for NCU - Providence</i>	4805 NE GLISAN ST, 97213	AD - Adjustment	Type 2 procedure	11/9/12		Pending
	1N2E31BD 04100 SECTION 31 1N 2E TL 4100 9.54 ACRES		Applicant: MICHAEL C ROBINSON PERKINS COIE LLP 1120 NW COUCH ST 10TH FLOOR PORTLAND OR 97209		Owner: DANA WHITE PROVIDENCE HEALTH AND SERVICES OR 4400 NE HALSEY ST BLDG 1 PORTLAND OR 97213	
<b>Total # of LU AD - Adjustment permit intakes: 4</b>						
12-203941-000-00-LU <i>Renovating north entrance to mall and adding new entry elements.</i>	2201 LLOYD CENTER	DZ - Design Review	Type 2 procedure	11/9/12		Pending
	1N1E35BA 00101 PARTITION PLAT 1999-146 LOT 1		Applicant: MELISSA BAGG WATERLEAF ARCHITECTURE 419 SW 11th AVE STE 200 PORTLAND OR 97205		Owner: LC PORTLAND LLC 180 EAST BROAD ST COLUMBUS, OH 43215	

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Case Number	Address	Work Proposed	Type of Use	Date Rec'd	Date Issued	Status
12-204201-000-00-LU <i>signs</i>	9908 NE HALSEY ST, 97220	DZ - Design Review	Type 2 procedure	11/9/12		Application
		1N2E33AA 01000	Applicant: STEVEN RUDNICK RUDNICK ELECTRIC SIGNS LLC 1625 WASHINGTON ST OREGON CITY, OR 97045		Owner: M & T PARTNERS INC 15350 SW SEQUOIA PKWY #300 TIGARD, OR 97224	
<b>Total # of LU DZ - Design Review permit intakes: 2</b>						
12-203432-000-00-LU <i>signs (2) less than 20 square feet</i>	518 SW TAYLOR ST, 97204	HDZ - Historic Design Review	Type 1 procedure	11/7/12		Pending
		1S1E03BB 00900	Applicant: NICK ARMOUR 2914 SE 53RD AVE PORTLAND, OR 97206		Owner: METROPOLITAN GARAGE LLC 920 SW 6TH AVE #223 PORTLAND, OR 97204	
<b>Total # of LU HDZ - Historic Design Review permit intakes: 1</b>						
12-202563-000-00-LU <i>Divide parcel into two lots</i>	1310 N BUFFALO ST, 97217	LDP - Land Division Review (Partition)	Type 1 procedure	11/6/12		Pending
		1N1E15BB 08700 GOOD MORNING ADD BLOCK 14 LOT 14	Applicant: KEVIN PARTAIN URBAN VISIONS 223 NE 56TH AVE PORTLAND OR 97213		Owner: PORTLAND REDEVELOPMENT LLC 7530 N WILLAMETTE BLVD PORTLAND, OR 97203	
12-202549-000-00-LU <i>Divide parcel into two lots. Existing dwelling to be removed.</i>	5239 SE 109TH AVE, 97266	LDP - Land Division Review (Partition)	Type 1 procedure	11/6/12		Pending
		1S2E15BD 06700 GAMMANS BLOCK 3 N 1/2 OF LOT 7	Applicant: KEVIN PARTAIN URBAN VISIONS 223 NE 56TH AVENUE PORTLAND, OR 97213		Owner: GARY IVES 14210 SE HARNEY PORTLAND, 97236  Owner: GARDEN PROPERTIES LLC 14210 SE HARNEY ST PORTLAND, OR 97236-5354	
<b>Total # of LU LDP - Land Division Review (Partition) permit intakes: 2</b>						
12-202567-000-00-LU <i>Tree review for removal of tree required to be preserved in 05-149355 LDP</i>	12224 SW BREYMAN AVE	TR - Tree Review	Type 2 procedure	11/6/12		Pending
		1S1E35CA 01502 PARTITION PLAT 2006-92 LOT 2	Applicant: KEVIN PARTAIN URBAN VISIONS 223 NE 56TH AVENUE PORTLAND, OR 97213		Owner: ROMAN OZERUGA PO BOX 11930 PORTLAND, OR 97211-0930	
<b>Total # of LU TR - Tree Review permit intakes: 1</b>						
<b>Total # of Land Use Review intakes: 10</b>						