

Early Assistance Intakes

From: 12/1/2014

Thru: 12/7/2014

Run Date: 12/8/2014 14:09:0

Case Number	Address	Work Proposed	Type of Use	Date Rec'd	Date Issued	Status
14-246183-000-00-EA <i>EA appt for medical marijuana facility and infrastructure improvements</i>	17020 SE DIVISION ST, 97236	1S3E07BA 00500 SECTION 07 1S 3E TL 500 0.45 ACRES	EA-Zoning & Inf. Bur.- w/mtg	12/5/14		Application
			Applicant: BRAD ZUSMAN 16955 SE DIVISION ST PORTLAND, OR 97236		Owner: NORMAN A CREITZ 8799 SW BECKER DR PORTLAND, OR 97223	
14-243953-000-00-EA <i>EA to discuss proposed 39-unit multi-dwelling project with potential height Adjustment</i>	110 SW ARTHUR ST, 97201	1S1E10BB 03000 CARUTHERS ADD BLOCK 59 LOT 1&2 E 1/2 OF LOT 7&8	EA-Zoning & Inf. Bur.- w/mtg	12/2/14		Pending
			Applicant: BEN WHITE CARLETON HART ARCHITECTURE 322 NW 8TH AVE PORTLAND OR 97209		Owner: WENDY KLEIN CENTRAL CITY CONCERN 232 NW 6TH AVE PORTLAND OR 97209	
14-244056-000-00-EA <i>Remodel of existing house and addition of 9 units.</i>	6330 N LOVELY ST, 97203	1N1E07AC 12300 WILLUMBIA BLOCK 1 LOT 15&16	EA-Zoning & Inf. Bur.- w/mtg	12/2/14		Pending
			Applicant: LANE LOWRY OPTIMAL PRODUCTIVITY SYSTEMS INC. 10117 SE SUNNYSIDE RD ST F707 CLACKAMAS, OR 97015		Owner: PORTLAND HOUSING INVESTORS LLC 6330 N LOVELY ST PORTLAND, OR 97203-3323	
14-244051-000-00-EA <i>Multi-family building.</i>	2601 SW WATER AVE, 97201	1S1E10BA 03700 CARUTHERS ADD BLOCK 49 TL 3700	EA-Zoning & Inf. Bur.- w/mtg	12/2/14		Pending
			Applicant: LANE LOWRY OPTIMAL PRODUCTIVITY SYSTEMS INC. 10117 SE SUNNYSIDE RD ST F707 CLACKAMAS, OR 97015		Owner: KEVIN CAVENAUGH 511 NE 24TH AVE PORTLAND, OR 97232-2698	
14-246287-000-00-EA <i>PC for Type III Conditional Use Review</i>	1930 SE 104TH AVE, 97216	1S2E03CB 01100 SECTION 03 1S 2E TL 1100 11.73 ACRES	PC - PreApplication Conference	12/5/14		Application
			Applicant: BEN SCHONBERGER WINTERBROOK PLANNING 310 SW 4TH AVE, STE 1100 PORTLAND OR 97204		Owner: SCHOOL DISTRICT #40 1500 SE 130TH AVE PORTLAND, OR 97233-1719	
14-244278-000-00-EA <i>Pre-Application Conference for a Conditional Use Review for NW Academy, a non-profit school for grades 6-12, with 180 students. Currently the school programs are located in a number of downtown buildings. The NWA intends to consolidate the school into two existing buildings--Century Plaza (1221 SW 12th) and Centruy Tower (1201 SW 12th). Because the site is residentially-zoned, the school requires a Conditonal Use Review. The applicant anticipates a Type II Design Review will be required for a new stair tower on the Century Tower Building.</i>	1201 SW 12TH AVE, 97205	1S1E04AA 04400 PORTLAND BLOCK E & N1/2D TL 4400	PC - PreApplication Conference	12/2/14		Pending
			Applicant: FRANCESCA GAMBETTI SHIELS OBLETZ JOHNSON, INC 1140 SW 11TH AVE PORTLAND, OR 97205		Owner: JOHN NIEMEYER 15 82ND DR STE 210 GLADSTONE, OR 97027-2549	

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14-246311-000-00-EA	327 NW 10TH AVE, 97209 <i>PC for exterior alterations to existing historic building</i>	1N1E34CB 03100	Applicant: JONATHAN HEPPNER LEVER ARCHITECTURE 239 NW 13TH AVENUE STE 303 PORTLAND OR 97209	12/5/14	Owner: TORPET SUBSIDIARY LLC 1010 NW FLANDERS ST PORTLAND, OR 97209-3199	Pending
14-243978-000-00-EA	1031 NE 76TH AVE, 97213 <i>PW IQ for construction of 2 new SFRs associated with 2 PLAs at 1031 NE 76th and 1024 NE 76th</i>	1N2E32AB 21900 KENSINGTON BLOCK 2 LOT 3&4	Applicant: RYAN K KLOBAS 1031 NE 76TH AVE PORTLAND, OR 97213-6260	12/2/14	Owner: SARA D KLOBAS 1031 NE 76TH AVE PORTLAND, OR 97213-6260 Owner: RYAN K KLOBAS 1031 NE 76TH AVE PORTLAND, OR 97213-6260	Application

Total # of Early Assistance intakes: 8

Final Plat Intakes

From: 12/1/2014

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Case Number	Address	Work Proposed	Type of Use	Date Rec'd	Date Issued	Status
14-167113-000-00-FP	3832 SE WOODSTOCK BLVD, 97202	FP - Final Plat Review		12/2/14		Application
<p><i>Approval of a Preliminary Plan for a 2-parcel partition, that will result in standard lots as illustrated with Exhibit C.1 and C.2, subject to the following conditions:</i></p> <p><i>A. The final plat must show the following:</i></p> <p><i>1. The applicant shall meet the street dedication requirements of the City Engineer for SE Cesar Chavez Blvd. The required right-of-way dedication must be shown on the final plat.</i></p> <p><i>2. A private sanitary sewer easement, for the benefit of Parcel 2, shall be shown and labeled over the relevant portions of Parcel 1.</i></p> <p><i>3. A Reciprocal Access Easement shall be shown and labeled on the final plat, centered on the common property line between Parcels 1 and 2, as shown on Exhibit C.1. The easement shall allow shared use of this area for vehicle turnaround purposes.</i></p> <p><i>4. 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 B.4 and B.5 below. The recording block(s) shall, at a minimum, include language substantially similar to the following example: "A Declaration of Maintenance Agreement for (name of feature) has been recorded as document no. _____, Multnomah County Deed Records."</i></p> <p><i>B. The following must occur prior to Final Plat approval:</i></p> <p><i>Utilities</i></p> <p><i>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.</i></p> <p><i>Existing Development</i></p> <p><i>2. A finalized permit must be obtained for demolition of the residence that was recently removed from the site and capping the existing sanitary sewer connection. All demolition work must be in conformance with the recommendations in the applicant's arborist report (Exhibit A.3).</i></p> <p><i>3. The applicant shall meet the requirements of the Site Development Section of the Bureau of Development Services for the decommissioning the old septic system on the site.</i></p> <p><i>Required Legal Documents</i></p> <p><i>4. Maintenance Agreements shall be executed for the Private Sewer Easement and Reciprocal Access Easement described in Conditions A.2 and A.3 above. The agreement shall include provisions assigning maintenance responsibilities for the easement area and any shared facilities within that area, consistent with the purpose of the easement, and all applicable City Code standards. The agreement must be reviewed by the City Attorney and the Bureau of Development Services, and approved as to form, prior to final plat approval.</i></p>		1S1E13DD 01200	Applicant: STEVE BUCKLES REPPETO & ASSOCIATES, INC LAND SURVEYORS 12730 SE STARK STREET PORTLAND, OR 97233	Owner: CRESCENT CUSTOM HOMES LLC 8575 SE NORTHERN HEIGHTS CT HAPPY VALLEY, OR 97086-5743		

5. The applicant shall execute an Acknowledgement of Tree Preservation Land Use Conditions that notes tree preservation requirements that apply to Parcel 1. A copy of the approved Tree Preservation Plan must be included as an Exhibit to the Acknowledgement. The acknowledgment shall be referenced on and recorded with the final plat.

Other requirements

6. The applicant must pay into the City Tree Fund the amount equivalent to 7 inches of trees. Payment must be made to the Bureau of Development Services, who administer the fund for the Parks Bureau.

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

14-146754-000-00-FP 2 Parcel Land Division	6531 SE 21ST AVE, 97202	FP - Final Plat Review	12/4/14	Application
	1S1E14DD 08500 WESTMORELAND BLOCK 26 LOT 13	Applicant: ROBERT HAWTHORNE PDX LIVING LLC 616 NE 61ST PL PORTLAND OR 97213	Owner: N JAMES HAWTHORNE 6450 SQUIRE OAKS LN SAN LUIS OBISPO, CA 93401	Owner: DOROTHY F HAWTHORNE 6450 SQUIRE OAKS LN SAN LUIS OBISPO, CA 93401

Total # of FP FP - Final Plat Review permit intakes: 2

Total # of Final Plat intakes: 2

Land Use Review Intakes

From: 12/1/2014

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Case Number	Address	Work Proposed	Type of Use	Date Rec'd	Date Issued	Status
14-245891-000-00-LU		AD - Adjustment	Type 2 procedure	12/5/14		Application
	<i>Adjustments to garage width and main entrance location for new single-dwelling house</i>	1N1E32AD 04102 PARTITION PLAT 2013-28 LOT 2	Applicant: ERIC HESS 3501 26TH PL W #120 SEATTLE, WA 98199		Owner: CHRISTOPHER R BURKE 1420 NW 20TH AVE #206 PORTLAND, OR 97209	
					Owner: STACI L KRISTIN 1420 NW 20TH AVE #206 PORTLAND, OR 97209	
14-245977-000-00-LU	2537 SE HAWTHORNE BLVD, 97214	AD - Adjustment	Type 2 procedure	12/5/14		Application
	<i>Adjustment request to reduce required length of windows on street-facing wall</i>	1S1E01BC 10000 SECTION 01 1S 1E TL 10000 0.23 ACRES	Applicant: MATTHEW LILLARD BAYSINGER PARTNERS ARCHITECTURE PC 1006 SE GRAND AVE., SUITE 300 PORTLAND OR 97214		Owner: RIVERMARK COMMUNITY C U 8505 SW CREEKSIDE PL BEAVERTON, OR 97008-7165	
14-245353-000-00-LU	1250 SE 55TH AVE, 97215	AD - Adjustment	Type 2 procedure	12/4/14		Pending
	<i>R5 zoning. Adjustment to waive rear and side setbacks for new garage and 2nd floor guestroom. Demo of existing garage.</i>	1S2E06AC 14600 BUEHNERS ADD BLOCK 2 S 30' OF LOT 2 LOT 3	Applicant: HOLLY COOK 1250 SE 55TH AVE PORTLAND, OR 97215		Owner: JUSTIN COOK 1250 SE 55TH AVE PORTLAND, OR 97215	
					Owner: HOLLY COOK 1250 SE 55TH AVE PORTLAND, OR 97215	
Total # of LU AD - Adjustment permit intakes: 3						
14-244780-000-00-LU	2443 SE DIVISION ST	CU - Conditional Use	Type 2 procedure	12/3/14		Pending
	<i>Locate ground equipment compound as support to wireless ROW site.</i>	1S1E01CC 18500A1 MURRAYMEAD BLOCK 9 LOT 11&12 BILLBOARD SEE R224434 (R595002090) FOR LAND & IMPS	Applicant: NOAH GRODZIN CASCADIA PM 5501 NE 109TH CT SUITE A2 VANCOUVER WA 98662		Owner: CLEAR CHANNEL OUTDOOR INC 715 NE EVERETT ST PORTLAND, OR 97232-2724	
14-246292-000-00-LU	1930 SE 104TH AVE, 97216	CU - Conditional Use	Type 3 procedure	12/5/14		Application
	<i>CU for addition to existing elementary school</i>	1S2E03CB 01100 SECTION 03 1S 2E TL 1100 11.73 ACRES	Applicant: BEN SCHONBERGER WINTERBROOK PLANNING 310 SW 4TH AVE, STE 1100 PORTLAND OR 97204		Owner: SCHOOL DISTRICT #40 1500 SE 130TH AVE PORTLAND, OR 97233-1719	

Total # of LU CU - Conditional Use permit intakes: 2

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Case Number	Address	Work Proposed	Type of Use	Date Rec'd	Date Issued	Status
14-244854-000-00-LU	1638 NW OVERTON ST, 97209	DZ - Design Review	Type 2 procedure	12/4/14		Pending
<i>Design Review for Exterior Storefront Remodel and Adjustment to Waive Loading Space Requirement</i>						
	1N1E33AB 00400		Applicant: DOUG SKIDMORE BEEBE SKIDMORE ARCHITECTS LLC 1500 SW 11TH AVE #2004 PORTLAND, OR 97201		Owner: ROSE CITY AWNING CO 2728 NW NELA ST PORTLAND, OR 97210-1714	
	COUCHS ADD BLOCK 211 E 40' OF LOT 1 LOT 3-8					
14-246215-000-00-LU	7433 N INTERSTATE AVE, 97217	DZ - Design Review	Type 2 procedure	12/5/14		Application
<i>Design review for exterior alterations to existing gas station/convenience store</i>						
	1N1E16AA 00100		Applicant: DAVE KIMMEL PDG 1335 SW 66TH AVE #201 PORTLAND, OR 97225		Owner: PAC WEST ENERGY LLC 3450 COMMERCIAL CT MERIDIAN, ID 83642	
	WORLDS FAIR ADD BLOCK 1 LOT 1 EXC PT IN ST LOT 2&23&24 LAND ONLY SEE R313395 (R930900011) FOR IMPS					
14-243759-000-00-LU	735 SW STARK ST, 97205	DZ - Design Review	Type 2 procedure	12/1/14		Pending
<i>Design Review for proposed gates at service elevator adjacent to SW Park Ave.</i>						
	1N1E34CC 03300		Applicant: JEFF WRIGHT MCA ARCHITECTS 813 SW ALDER ST PORTLAND OR 97205		Owner: CENTURYLINK 421 SW OAK ST PORTLAND, OR 97204-1817	
	PORTLAND BLOCK 85 LOT 16&17 DEPT OF REVENUE					
14-246259-000-00-LU	115 NW 9TH AVE, 97209	DZ - Design Review	Type 3 procedure	12/5/14		Application
<i>11 Story building</i>						
	1N1E34CB 08000		Applicant: DON VALLASTER VALLASTER CORL ARCHITECTS 711 SW ALDER ST PENTHOUSE STE PORTLAND OR 97205		Owner: GAB PARKING LOTS LLC 3865 NW GALES CREEK RD FOREST GROVE, OR 97116	
	COUCHS ADD BLOCK 64 LOT 4					
Total # of LU DZ - Design Review permit intakes: 4						
14-244909-000-00-LU	11 NE M L KING BLVD, 97232	DZM - Design Review w/ Modifications	Type 3 procedure	12/3/14		Pending
<i>NEW MIXED-USE OFFICE BUILDING WITH RETAIL USE AT THE GROUND FLOOR. SIX STORIES WITH BASEMENT PARKING. PROJECT WILL INCLUDE FULL ROW STREET IMPROVEMENTS. STORMWATER PLAN WILL MEET BES STANDARDS.</i>						
	1N1E34DA 03500		Applicant: PHILLIP CHUBB FFA ARCHITECTURE & INTERIORS INC 520 SW YAMHILL STREET STE 900 PORTLAND OR 97204		Owner: PORTLAND CITY OF(PDC) 222 NW 5TH AVE PORTLAND, OR 97209-3812	
	EAST PORTLAND BLOCK 76 LOT 5 EXC PT IN STS LOT 6&7 EXC PT IN ST LOT 8 EXC PT IN STS				Owner: KEVIN CAVENAUGH GUERRILLA DEVELOPMENT CO 3435 NE 45TH AVE., SUITE J PORTLAND OR 97213	

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14-243698-000-00-LU	821 NW EVERETT ST, 97209	DZM - Design Review w/ Modifications	Type 3 procedure	12/1/14		Pending
<i>Design review for 232-unit, 8-story, mixed use hotel project with 114 parking spaces, with modifications to ground floor window standards and loading space standards.</i>		1N1E34CB 04000	Applicant: BRIAN WATERS RAYMOND MANAGEMENT COMPANY 8333 GREENWAY BLVD, SUITE 204 MIDDLETON, WI 53562		Owner: PEARL DISTRICT LODGING & ASSOCIATES LLC 8333 GREENWAY BLVD #200 MIDDLETON, WI 53562	
			Applicant: BARRY PERKEL RAYMOND MANAGEMENT COMPANY 8333 GREENWAY BLVD, SUITE 200 MIDDLETON, WI 53562			
Total # of LU DZM - Design Review w/ Modifications permit intakes: 2						
14-246190-000-00-LU	2781 NW SUSSEX AVE, 97210	EV - Environmental Violation	Type 3 procedure	12/5/14		Application
<i>Environmental Violation Review</i>		1N1E29BC 01803	Applicant: KAREN KARLSSON KLK CONSULTING 906 NW 23RD AVE PORTLAND, OR 97210		Owner: INNER CITY PROPERTIES INC 906 NW 23RD AVE PORTLAND, OR 97210	
		BLYTHSWOOD LOT 85				
Total # of LU EV - Environmental Violation permit intakes: 1						
14-244238-000-00-LU	1905 SE LARCH AVE, 97214	HR - Historic Resource Review	Type 1 procedure new	12/2/14		Pending
<i>Historic Resource Review for new windows and change from a three panel patio door to a two panel door</i>		1S1E02CA 07800	Applicant: ANDREW GOLD LUX CONSTRUCTION 2528 SE Salmon Street Portland, OR 97214		Owner: JACQUELINE S SALWAY 1905 SE LARCH AVE PORTLAND, OR 97214	
		LADDS ADD BLOCK 11 LOT 7 N 5' OF LOT 10			Owner: PAUL B LUTEY 1905 SE LARCH AVE PORTLAND, OR 97214	
14-243163-000-00-LU	3102 NE 9TH AVE, 97212	HR - Historic Resource Review	Type 1 procedure new	12/1/14		Pending
<i>Replacement of 2 exterior doors on south side of house.</i>		1N1E26BA 07600	Applicant: JEFFREY T WALLACE 3102 NE 9TH AVE PORTLAND, OR 97212-2227		Owner: JUDITH C BECHER 3102 NE 9TH AVE PORTLAND, OR 97212-2227	
		IRVINGTON BLOCK 100 LOT 11			Owner: JEFFREY T WALLACE 3102 NE 9TH AVE PORTLAND, OR 97212-2227	

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14-244872-000-00-LU	, 97201 <i>Historic Landmark review of ADA and seismic upgrades, addition and site improvements</i>	HR - Historic Resource Review	Type 3 procedure	12/3/14		Pending
		1S1E03CB 01900 PORTLAND BLOCK 152 LOT 1-3&6-8		Applicant: STEPHANIE FITZHUGH DILORETO ARCHITECTURE 200 NE 20TH AVENUE STE 200 PORTLAND OR 97232	Owner: ST MICHAEL THE ARCHANGEL 424 SW MILL ST PORTLAND, OR 97201	
Total # of LU HR - Historic Resource Review permit intakes: 3						
14-246113-000-00-LU	4813 SE BROOKLYN ST, 97206 <i>Divide 9700sf parcel into two lots.</i>	LDP - Land Division Review (Partition)	Type 1x procedure	12/5/14		Application
		1S2E07BA 19300 CRESTON S 97.55' OF W 100' OF BLOCK 18		Applicant: ROB HUMPHREY FASTER PERMITS 14334 NW EAGLERIDGE LANE PORTLAND, OR 97229	Owner: THOMAS E DAW 4813 SE BROOKLYN ST PORTLAND, OR 97206-2250 Owner: VIOLA J DAW 4813 SE BROOKLYN ST PORTLAND, OR 97206-2250	
Total # of LU LDP - Land Division Review (Partition) permit intakes: 1						
Total # of Land Use Review intakes: 16						