

Early Assistance Intakes

From: 10/3/2016

Thru: 10/9/2016

Run Date: 10/10/2016 08:14:

Case Number	Address	Work Proposed	Type of Use	Date Rec'd	Date Issued	Status
16-253970-000-00-EA	, 97201		DA - Design Advice Request	10/5/16		Pending
<i>8-story multi family 100-110 unit residential project with 33% affordable housing.</i>						
		1S1E04AD 03400 PORTLAND BLOCK 204 LOT 7&8	Applicant: MICHAEL MARCUS GBD ARCHITECTS 1120 NW COUCH ST SUITE 300 PORTLAND OR 97209		Owner: FRONT & PINE LLC 920 SW 6TH AVE #223 PORTLAND, OR 97204-1207	
16-253182-000-00-EA	6445 SE 134TH AVE, 97236		EA-Zoning & Inf. Bur.- no mtg	10/4/16		Pending
<i>Multi-family project to include 16 detached homes, private roadway, and improvements on SE 134th Ave. This is NOT a subdivision.</i>						
		1S2E14DC 04200 LAMARGENT PK NO 2 LOT 18 TL 4200	Applicant: J MARK PERKINS 11471 SE CLOVER LANE HAPPY VALLEY, OR 97086		Owner: RICHARD J POLUDNIAK 16620 S ARCHER DR OREGON CITY, OR 97045	
16-252787-000-00-EA	10259 SE HAROLD ST, 97266		EA-Zoning & Inf. Bur.- no mtg	10/3/16		Pending
<i>Proposal to divide property to create 2 lots.</i>						
		1S2E15BC 17100 DORRIS HTS BLOCK 3 E 79' OF LOT 10	Applicant: CHRIS CHRISTENSEN VISTA NORTHWEST, INC 9100 SW SUMMERFIELD CT PORTLAND, OR 97224		Owner: ARLENE HUNT PO BOX 90103 PORTLAND, OR 97290-0103	
16-255323-000-00-EA	, 97231		EA-Zoning & Inf. Bur.- w/mtg	10/7/16		Application
<i>6 - 8 lot planned development for property located on the R10c zone - Potential Landslide Hazard Area.</i>						
		1N1W11BB 03900 GLEN HARBOR BLOCK 8 LOT 8&11 LOT 12&14 LOT 15	Applicant: SCOTT A MC KEOWN 8700 SW 26TH AVE STE S PORTLAND, OR 97219-4033		Owner: SCOTT A MC KEOWN 8700 SW 26TH AVE STE S PORTLAND, OR 97219-4033	
16-254820-000-00-EA	, 97210		EA-Zoning & Inf. Bur.- w/mtg	10/6/16		Application
<i>Phase one of project includes building a NSFR on existing lot of record. Phase 2 includes a couple of different PLAs. Note that this site is apart of a CUMS - so Title 33 and LD team should attend.</i>						
		1N1E31C 00300 SECTION 31 1N 1E TL 300 5.90 ACRES CEMETERY LAND SPLIT MAP R533570 (R327300020) POTENTIAL ADDITIONAL TAX	Applicant: DELIA WILSON ARCHDIOCESE OF PORTLAND 2838 E BURNSIDE PORTLAND OR 97214		Owner: ROMAN CATHOLIC ARCHBISHOP OF 2838 E BURNSIDE ST PORTLAND, OR 97214-1830	

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16-252651-000-00-EA	4144 SW CANBY ST, 97219		EA-Zoning & Inf. Bur.- w/mtg	10/3/16		Pending
<i>Early assistance to discuss viability of proposed subdivision.</i>						
		1S1E20CB 01400 PASTORAL VIEW & PLAT 2 BLOCK 2 LOT 7 INC PT VAC SW 42ND AVE ACCR BY CO ORD 1891 LOT 8	Applicant: VIC REMMERS EVERETT CUSTOM HOMES 3330 NW YEON AVE, SUITE 100 PORTLAND, OR 97210		Owner: KEITH HUTCHINSON PO BOX 19372 PORTLAND, OR 97280 Owner: KIM HUTCHINSON PO BOX 19372 PORTLAND, OR 97280 Owner: KRISTEN H YOUNG PO BOX 19372 PORTLAND, OR 97280	
16-253638-000-00-EA	425 SE 154TH AVE, 97233		EA-Zoning & Inf. Bur.- w/mtg	10/4/16		Pending
<i>Divide lot into a 4-lot subdivision with attached housing.</i>						
		1N2E36DC 08700 PANIAN SUB BLOCK 1 LOT 2	Applicant: BOB SISUL 8946 SW TERWILLEGER BLVD PORTLAND, OR 97219		Owner: VICTOR D BIEKER PO BOX 55 CLACKAMAS, OR 97015-0055 Owner: LISA M BIEKER PO BOX 55 CLACKAMAS, OR 97015-0055	
16-254410-000-00-EA	4210 SW 58TH AVE, 97221		PC - PreApplication Conference	10/5/16		Application
<i>PROPOSAL IS FOR A FIVE LOT SUBDIVISION FOR SINGLE FAMILY DETACHED HOMES. EXISTING HOUSE TO BE RETAINED. LOTS 1-4 WILL ALL ACCESS THROUGH A COMMON DRIVEWAY.</i>						
		1S1E07CD 02800 SECTION 07 1S 1E TL 2800 2.17 ACRES	Applicant: MARK DANE MARK DANE PLANNING 12725 SW GLENHAVEN ST PORTLAND OR 97225		Owner: RICHARD LETHIN 4210 SW 58TH AVE PORTLAND, OR 97221-2080 Owner: CHERI L LETHIN 4210 SW 58TH AVE PORTLAND, OR 97221-2080	
16-253953-000-00-EA	, 97201		PC - PreApplication Conference	10/5/16		Application
<i>8-story multi family 100-110 unit residential project with 33% affordable housing.</i>						
		1S1E04AD 03400 PORTLAND BLOCK 204 LOT 7&8	Applicant: ERIC BUSCHERT GBD ARCHITECTS 1120 NW COUCH ST, SUITE 300 PORTLAND, OR 97209		Owner: FRONT & PINE LLC 920 SW 6TH AVE #223 PORTLAND, OR 97204-1207	

Total # of Early Assistance intakes: 9

Final Plat Intakes

From: 10/3/2016

Thru: 10/9/2016

Run Date: 10/10/2016 08:14:

Case Number	Address	Work Proposed	Type of Use	Date Rec'd	Date Issued	Status
14-252629-000-00-FP	2303 SE 143RD AVE, 97233	FP - Final Plat Review		10/4/16		Application

Approval of a Preliminary Plan for a 4-lot subdivision that will result in 4 standard lots and a private street tract (Tract A), as illustrated with Exhibit C.1, subject to the following conditions:

1S2E01CC 12500

Applicant:
NGOC M NGUYEN
7515 SE EVERGREEN ST
PORTLAND, OR 97206-7215

Owner:
NGOC M NGUYEN
7515 SE EVERGREEN ST
PORTLAND, OR 97206-7215

A. Supplemental Plan. Four copies of an additional supplemental plan shall be submitted with the final plat survey for review and approval by Land Use, Site Development, Fire, and Water. That plan must portray how the conditions of approval listed below are met. In addition, the supplemental plan must show the surveyed location of the following:

PARKTOWN ADD
BLOCK 3
LOT 10

- "Any buildings or accessory structures on the site at the time of the final plat application;*
- "Any driveways and off-street vehicle parking areas on the site at the time of the final plat application;*
- "Any other information specifically noted in the conditions listed below.*

B. The final plat must show the following:

1. The applicant shall meet the street dedication requirements of the City Engineer for SE 143rd Avenue. The required right-of-way dedication must be shown on the final plat.

2. If required by the Fire Bureau, an Emergency Vehicle Access Easement, granted to the City of Portland, shall be shown over the entirety of the private street to the satisfaction of the Fire Bureau.

3. The private street tract shall be named, with approval from the City Engineer, and noted on the plat as "Tract A: Private Street name of street".

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 Conditions C.11 through C.13, 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."

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

Streets

1. The applicant shall meet the requirements of the City Engineer for right of way improvements along the site's street frontage. The applicant shall submit an application for a Public Works Permit and provide plans and financial assurances to the satisfaction of the Portland Bureau of Transportation and the Bureau of Environmental Services and Urban Forestry for required street frontage improvements.

2. The applicant shall submit an application for a Site Development Permit for construction of the private street and related site development improvements. Street design plans must be prepared by, or under the direction of, an Oregon licensed civil engineer. The plans must be in substantial conformance with Exhibit C.3.b and the Private Street Administrative Rule and shall include the following:

following.

"The trees to be preserved and the required alternative root protection zones, per the applicant's Tree Preservation Plan (Exhibit C.2) and the information about the related requirements for an arborist to be onsite for any grading or construction within 24 feet of the protected trees;

"Stockpile areas; and a note that topsoil must be stockpiled on site and re-used to the extent practicable;

"The required landscaping and street trees must be shown on the permits for the private street in accordance with Section I, Trees and Landscaping, Private Street Administrative Rule;

oThe private street tract may be widened to include the required tree planting areas. Lots may be reduced in area and depth to meet this requirement, provided the minimum lot dimensions are still met; or

oThe street trees may be planted on Lots 1, 3, and 4, if a covenant or similar legal mechanism is recorded with the plat to ensure property owners are aware of the private street tree planting requirements that will apply to Lots 1, 3, and 4;

"The location of the street trees and may not conflict with the location of any onsite water, sewer, or stormwater facilities;

"No public.

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

Total # of Final Plat intakes: 1

Land Use Review Intakes

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Thru: 10/9/2016

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Case Number	Address	Work Proposed	Type of Use	Date Rec'd	Date Issued	Status
16-255523-000-00-LU	4112 SW GREENHILLS WAY, 97221 <i>REQUEST ADJUSTMENT TO STANDARD 20FT SETBACK TO 10FT SETBACK. APPLICANT IS BUILDING A 320SF ACCESSORY STRUCTURE TO BE USED AS A WORKOUT ROOM IN BACKYARD.</i>	AD - Adjustment	Type 2 procedure	10/7/16		Application
	1S1E08BC 00500 GREEN HILLS BLOCK 15 LOT 5		Applicant: CRAIG WOLLEN TURN DESIGN LLC 6620 SW RALEIGHWOOD LN PORTLAND OR 97225		Owner: ADAM ROTH 2774 SW SUMMIT DR PORTLAND, OR 97201-1667 Owner: STEPHANIE KJAR 2774 SW SUMMIT DR PORTLAND, OR 97201-1667	
16-254835-000-00-LU	3300 SW DOSCH RD, 97201 <i>REQUEST FOR AN ADJUSTMENT FOR 33.110.255 FENCE HEIGHT.</i>	AD - Adjustment	Type 2 procedure	10/6/16		Application
	1S1E08AC 03200 SECTION 08 1S 1E TL 3200 0.59 ACRES		Applicant: JANICE PAGE 3300 SW DOSCH RD PORTLAND, OR 97239-1424		Owner: JANICE PAGE 3300 SW DOSCH RD PORTLAND, OR 97239-1424	
16-254300-000-00-LU	3515 SW NEVADA CT, 97219 <i>REQUEST IS FOR AN ADJUSTMENT TO STANDARD APPLYING TO ADU SIZE ALLOWANCE FROM 800 SF TO 1800 SF IN AN UNFINISHED BASEMENT.</i>	AD - Adjustment	Type 2 procedure	10/5/16		Application
	1S1E20BA 07500 LYNDHURST BLOCK 14 LOT 9 EXC PT IN ST LOT 10		Applicant: MELANIE L CLOSS 3515 SW NEVADA CT PORTLAND, OR 97219		Owner: MELANIE L CLOSS 3515 SW NEVADA CT PORTLAND, OR 97219	
16-255260-000-00-LU	2747 SE 37TH AVE, 97202 <i>Adjustment to building height within setbacks 33.110.250. for new ADU.</i>	AD - Adjustment	Type 2 procedure	10/7/16		Application
	1S1E12AB 21100 RAVENSWOOD BLOCK 6 LOT 5		Applicant: MATT SYKES 4354 SE 29TH AVE PORTLAND, OR 97202-3530		Owner: ANNA DEBENHAM 2747 SE 37TH AVE PORTLAND, OR 97202 Owner: CHARLES KINGSLEY 2747 SE 37TH AVE PORTLAND, OR 97202	
Total # of LU AD - Adjustment permit intakes: 4						
16-255766-000-00-LU	3700 SE 92ND AVE, 97266 <i>PROPOSAL TO REDUCE PARK AND RIDE SIZE FROM 391 SPACES TO APPROXIMATELY 85 SPACES.</i>	CU - Conditional Use	Type 2 procedure	10/7/16		Application
	1S2E09DB 00600 SECTION 09 1S 2E TL 600 3.60 ACRES		Applicant: JOE RECKER TriMET 1800 SW 1ST AVE SUITE 300 PORTLAND OR 97201		Owner: OREGON STATE OF 123 NW FLANDERS ST PORTLAND, OR 97209-4037	
Total # of LU CU - Conditional Use permit intakes: 1						

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From: 10/3/2016

Thru: 10/9/2016

Run Date: 10/10/2016 08:14:

Page 2 of 4

Case Number	Address	Work Proposed	Type of Use	Date Rec'd	Date Issued	Status
16-254285-000-00-LU	1455 NW OVERTON ST, 97209 <i>PROPOSAL IS TO INSTALL CANOPY AT TOP OF EXTERIOR STAIR TOWER IN EXISTING CANOPY SUPPORT STRUCTURE.</i>	DZ - Design Review	Type 2 procedure	10/5/16		Application
	1N1E33AA 01200 COUCHS ADD BLOCK 229 LOT 1-4		Applicant: ANDY BORGERDING FOSLER PORTLAND ACHITECTUR 1930 NW LOVEJOY ST PORTLAND OR 97209		Owner: LYNX OVERTON LLC 111 SW 5TH AVE SUITE 1250 PORTLAND, OR 97204	
16-255289-000-00-LU	545 SW TAYLOR ST <i>Design review for exterior improvments including replacment of light fixtures, exterior modifications and signs one replacment and one new for the Hilton Hotel; approximately 157 sq feet of total new signage on the building.</i>	DZ - Design Review	Type 2 procedure	10/7/16		Application
	1S1E03BB 80000 HILTON MARK-TAYLOR CONDOMINIUM GENERAL COMMON ELEMENTS		Applicant: CRAIG STOCKBRIDGE GBD ARCHITECTS 1120 NW COUCH ST SUITE 300 PORTLAND, OR 97209		Owner: ASSOCIATION OF UNIT OWNERS OF 111 SW COLUMBIA ST PORTLAND, OR 97201	
16-255455-000-00-LU	1500 SW 5TH AVE, 97201 <i>Design review for replacing existing entry and plaza canopies, as well as replacing/redesigning the plaza/courtyard itself.</i>	DZ - Design Review	Type 2 procedure	10/7/16		Application
	1S1E03BC 80000		Applicant: MARK STOLLER OPIS ARCHITECTURE 920 NW 17TH AVE PORTLAND OR 97209		Owner: THE PORTLAND PLAZA CONDOMINIUM OWNERS ASSN 1500 SW 5TH AVE PORTLAND, OR 97201	
16-253041-000-00-LU	337 SW ALDER ST <i>Per previously approved DZ review (LU 14-220580), the antennas were going to be flush-mounted to the structure, but the design has changed, and now 5 of the 10 are going to be put on stiff arms (between 12-24" off the wall). The reason being is that the antennas, if flush mounted, would be interfering with one another - and not work right. Please also see CO 16-218432.</i>	DZ - Design Review	Type 2 procedure	10/4/16		Application
	1N1E34CD 09000A1 PORTLAND BLOCK 48 LOT 5-8 IMPS ONLY SEE R246082 (R66770-5810) FOR LAND		Applicant: TOM MCAULIFFE FDH VELOCITEL 4004 KRUSE WAY LAKE OSWEGO, OR 97035		Owner: MARK CENTRAL PLAZA LLC 111 SW COLUMBIA ST #1380 PORTLAND, OR 97201	
Total # of LU DZ - Design Review permit intakes: 4						
16-254894-000-00-LU	888 SW 3RD AVE, 97204 <i>Installation of 6 signs for the AC Hotel. Modification requested for the total square footage being over what is allowed.</i>	DZM - Design Review w/ Modifications	Type 2 procedure	10/6/16		Application
	1S1E03BA 06100 PORTLAND BLOCK 22 LOT 5&6		Applicant: TINA KAYSER RAMSAY SIGNS 9160 SE 74TH AVE PORTLAND, OR 97206		Owner: SMPT3 LLC 2725 ROCKY MOUNTAIN AVE #200 LOVELAND, CO 80538-8717	
			Applicant: TINA KAYSER RAMSAY SIGNS CO 9160 SE 74TH AVE PORTLAND, OR 97206			

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16-251880-000-00-LU	930 NW 14TH AVE, 97209	DZM - Design Review w/ Modifications	Type 3 procedure	10/3/16		Pending
<i>Construction of a new 10-story mixed-use building with ground floor retail, office space on floors 2-4, and residential units on floors 5-10. Two levels of below grade parking with 143 spaces proposed - with the garage entrance on NW14th.</i>						
	1N1E33AD 00300	COUCHS ADD BLOCK 142 LOT 5 LOT 6-8 EXC PT IN STS	Applicant: LESLIE CLIFFE BORA ARCHITECTS 720 SW WASHINGTON ST, STE 800 PORTLAND OR 97205		Owner: LOVEJOY SQUARE LLC 500 E BROADWAY #110 VANCOUVER, WA 98660	
Total # of LU DZM - Design Review w/ Modifications permit intakes: 2						
16-254434-000-00-LU	2321 NE ARGYLE ST, 97211	EN - Environmental Review	Type 2 procedure	10/5/16		Application
<i>PROJECT INCLUDES REPAIRS TO ADJACENT SLOUGH AND REPAIR OF ONE CATCH BASIN.</i>						
	1N1E12CC 01200	SECTION 12 1N 1E TL 1200 4.62 ACRES	Applicant: MIKE COYLE FASTER PERMITS 14334 NW EAGLERIDGE LANE PORTLAND, OR 97229		Owner: ICON OWNER POOL 3 WEST LLC 2 N RIVERSIDE PLZ STE 2350 CHICAGO, IL 60606-2617	
Total # of LU EN - Environmental Review permit intakes: 1						
16-254102-000-00-LU	2827 NE 22ND AVE, 97212	HR - Historic Resource Review	Type 1 procedure new	10/5/16		Pending
<i>Restoration of window sash on 10 windows. CC 16-218757</i>						
	1N1E26AD 11300	IRVINGTON BLOCK 18 S 20' OF LOT 2 N 40' OF LOT 3	Applicant: JEFF KUZMA KC ACQUISITIONS LLC 2511 SE 33RD PL PORTLAND OR 97202		Owner: JEFF KUZMA KC ACQUISITIONS LLC 2511 SE 33RD PL PORTLAND OR 97202	
16-253509-000-00-LU	2421 NE KLICKITAT ST, 97212	HR - Historic Resource Review	Type 1 procedure new	10/4/16		Pending
<i>NEW EGRESS WINDOW AND REPLACEMENT OF 2 WINDOWS IN HOME. UNDER 150 SQ FEET TOTAL AREA</i>						
	1N1E25BB 05500	EDGEMONT BLOCK 7 W 1/2 OF LOT 9&10	Applicant: G MARK JORDAN TREE TOWN CONSTRUCTION LLC 1805 CEDAR ST NEWBERG, OR 97132		Owner: ERIC WELFORD 2421 NE KLICKITAT ST PORTLAND, OR 97212	
					Owner: JENNIFER WELFORD 2421 NE KLICKITAT ST PORTLAND, OR 97212	
16-255490-000-00-LU	1661 SE HOLLY ST, 97214	HR - Historic Resource Review	Type 1 procedure new	10/7/16		Application
<i>REMOVE AND RE-BUILD WOODEN KITCHEN WINDOW FROM 79.5X53.5 TO 79.5 X 39 TO ACCOMODATE KITCHEN REMODEL. WINDOW STYLE WILL BE PRESERVED AND WILL MATCH EXTERIOR SIDING AND DETAILS.</i>						
	1S1E02DB 10800	LADDS ADD BLOCK 19 LOT 9	Applicant: JOEL FRALEY FRALEY + COMPANY 1130 SE RHONE ST PORTLAND OR 97202		Owner: JULIA SILVERMAN 1661 SE HOLLY ST PORTLAND, OR 97214	
					Owner: JEFF AZERRAD 1661 SE HOLLY ST PORTLAND, OR 97214	

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16-255354-000-00-LU	1410 SW MORRISON ST, 97205 <i>Replace 6 existing celular antennas and remove 2. Replace 4 raidos and add 8, replace existing TMA.</i>	HR - Historic Resource Review	Type 1x procedure	10/7/16		Application
	1N1E33DD 07400 PORTLAND BLOCK 310 LOT 1&2 N 40' OF LOT 3		Applicant: CHELSI MONIHAN TECHNOLOGY ASSOCIATES EC 7117 SW BEVELAND ST, STE 101 TIGARD, OR 97223		Owner: WESTON INVESTMENT CO LLC 2154 NE BROADWAY #200 PORTLAND, OR 97232-1561	
16-254056-000-00-LU	2727 NE 10TH AVE - Unit A, 97212 <i>Covvert Garage to ADU and expand garage building 9' x 15'</i>	HR - Historic Resource Review	Type 2 procedure	10/6/16		Application
	1N1E26BD 07200 IRVINGTON BLOCK 102 LOT 8		Applicant: JOSHUA ANDERSON 14335 SW 164TH AVE PORTLAND, OR 97224		Owner: SUJATA SHYAM 2727 NE 10TH AVE PORTLAND, OR 97212-3209	
16-255439-000-00-LU	2926 NE 17TH AVE, 97212 <i>Expand kitchen area at back of home, restore front porch, new railing on carport and reconfigure roof line on 2nd floor to Gambrel style.</i>	HR - Historic Resource Review	Type 2 procedure	10/7/16		Application
	1N1E26AC 02300 IRVINGTON BLOCK 45 N 5' OF LOT 12 LOT 13 S 1/2 OF LOT 14 DEFERRED ADDITIONAL TAX LIABLITY		Applicant: COLIN JENSEN THESIS STUDIO 1937 NE LIBERTY ST PORTLAND, OR 97211		Owner: JOHN W FRIEDHOFF 3802 TRELIS LN COLUMBUS, OH 43230-8481 Owner: ANNE FRIEDHOFF 3802 TRELIS LN COLUMBUS, OH 43230-8481	
Total # of LU HR - Historic Resource Review permit intakes: 6						
16-253464-000-00-LU	3005 SE 18TH AVE, 97202 <i>Land division to create 3 lots. Lot is currently vacant.</i>	LDP - Land Division Review (Partition)	Type 1x procedure	10/4/16		Pending
	1S1E11AC 01000 TIBBETTS ADD BLOCK 37 LOT 5		Applicant: SARAH RADELET STRATA LAND USE PLANNING PO BOX 90833 PORTLAND, OR 97290		Owner: DEZ DEVELOPMENT LLC 10117 SE SUNNYSIDE RD #F1123 CLACKAMAS, OR 97015-7708	
Total # of LU LDP - Land Division Review (Partition) permit intakes: 1						
Total # of Land Use Review intakes: 19						