

**Early Assistance Intakes**

From: 5/1/2017

Thru: 5/7/2017

Run Date: 5/8/2017 08:29:02

Case Number	Address	Work Proposed	Type of Use	Date Rec'd	Date Issued	Status
17-163803-000-00-EA	416 NW 5TH AVE, 97209		DA - Design Advice Request	5/1/17		Pending
	<i>New 15-story, 160,000 gsf mixed-use residential development with basement parking. 430 NW 5th Ave is a non-contributing site; 416 NW 5th Ave is a contributing site both in New Chinatown/Japantown Historic District.</i>	1N1E34CA 01400 COUCHS ADD BLOCK 36 N 1/2 OF LOT 3	Applicant: PAUL JEFFREYS ANKROM MOISAN ARCHITECTS INC 38 NW DAVIS ST PORTLAND, OR 97209		Owner: BRANDT 416 LLC 2912 BRANDEMERE DR TALLAHASSEE, FL 32312	
17-167046-000-00-EA	, 97266		EA-Zoning & Inf. Bur.- w/mtg	5/5/17		Application
	<i>Proposal for a tri-plex.</i>	1S2E10AC 01900 REED VILLAGE BLOCK C LOT 17	Applicant: NATALIE LYONS FASTER PERMITS 14334 NW EAGLERIDGE LN PORTLAND, OR 97229		Owner: HELEN E RYAN 4525 SE ROSWELL ST PORTLAND, OR 97222-5069	
17-167283-000-00-EA	9942 N VANCOUVER WAY, 97217		EA-Zoning & Inf. Bur.- w/mtg	5/5/17		Application
	<i>Two parcel partition that would divide the property near its midpoint resulting in both of the existing building located on one parcel.</i>	1N1E03DC 00100 SECTION 03 1N 1E TL 100 0.92 ACRES	Applicant: MICHAEL WALTON ENTERPRISES LLC P O BOX 21403 KEIZER, OR 97307		Owner: MICHAEL WALTON ENTERPRISES LLC P O BOX 21403 KEIZER, OR 97307	
17-163989-000-00-EA	12036 SE PINE ST, 97216		EA-Zoning & Inf. Bur.- w/mtg	5/1/17		Application
	<i>Construction of a 3-story residential apartment building. They are planning to meet community design standards.</i>	1N2E34DD 13500 VENTURA PK BLOCK 31 LOT 15-17	Applicant: HUNTER WILLIAMS LHW ARCHITECTURE LLC 32 NE 7TH AVE PORTLAND OR 97232		Owner: BETA ASSETS LLC 1809 NE 2ND AVE PORTLAND, OR 97212	
17-165720-000-00-EA	8029 SW 57TH AVE		EA-Zoning & Inf. Bur.- w/mtg	5/3/17		Application
	<i>Want to build a 2nd home on the site. FP 13-162446</i>	1S1E19CA 05701 PARTITION PLAT 2015-85 LOT 1	Applicant: ANNEMARIE SKINNER EMERIO DESIGN 8285 SW NIMBUS AVE SUITE 180 BEAVERTON OR 97008		Owner: JUSTIN C BROOKS 8029 SW 57TH AVE PORTLAND, OR 97219-3287  Owner: KATHERINE A BROOKS 8029 SW 57TH AVE PORTLAND, OR 97219-3287	
17-166163-000-00-EA	2141 NW 25TH AVE, 97210		EA-Zoning & Inf. Bur.- w/mtg	5/4/17		Application
	<i>Demolition of Building 3 and all buildings north of NW Wilson, as shown on site plan submitted. Of all the buildings to be demolished, only Building 4 is on the HRI and a letter has been submitted to the City requesting de-listing of Building 4.</i>	1N1E28C 00100 SECTION 28 1N 1E TL 100 15.57 ACRES LAND & IMPS SEE R646138 (R941280371) FOR MACH & EQUIP			Owner: ESCO CORP CORPORATE TAX DEPT 2141 NW 25TH AVE PORTLAND, OR 97210-2578	

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17-165761-000-00-EA	1921 SE 3RD AVE, 97214		PC - PreApplication Conference	5/3/17		Application
	<i>Proposed 7 story, 117,960sf mixed used industrial office building, with 45 below grade parking spaces.</i>	1S1E03DA 03400	Applicant: PETER GRIMM SCOTT EDWARDS ARCHITECTURE, LLP 2525 E BURNSIDE ST PORTLAND OR 97214		Owner: OREGON STATE OF 4040 FAIRVIEW IND'L DR SE #MS2 SALEM, OR 97302-1142	
					Owner: ODOT TECH LEADERSHIP CNTR 4040 FAIRVIEW IND'L DR SE #MS2 SALEM, OR 97302-1142	

**Total # of Early Assistance intakes: 7**

**Final Plat Intakes**

From: 5/1/2017

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Case Number	Address	Work Proposed	Type of Use	Date Rec'd	Date Issued	Status
14-195345-000-00-FP	7200 SW BRIER PL, 97219	FP - Final Plat Review		5/2/17		Application

Approval of an Adjustment to the flag lot setback and landscaped buffer area for portions of Parcel 2 adjacent to the existing house (25 feet on north property line and 47 feet on south property line adjacent to the existing house) as shown on Exhibit C.1. This Adjustment approval applies only to the existing house in its existing configuration at this time.

1S1E22BC 04900  
CORBETT TERR RPLT  
BLOCK 2  
LOT 3 EXC PT IN HWY

Applicant:  
AJ  
SHEPARD BROTHERS  
MANAGEMENT LLC  
2830 NW 29TH  
PORTLAND, OR 97210

Owner:  
JON M SHEPARD  
4612 N ROCKCLIFF RD  
TUCSON, AZ 85750-9723

Approval of a Preliminary Plan for a 2-parcel partition that will result in one standard parcel and one flag lot. as illustrated with Exhibit C.1, subject to the following conditions:

A. Supplemental Survey. Three copies of an additional supplemental plan shall be submitted with the final plat survey for Land Use Review and BES review and approval. 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:

- "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;
- "The location of the stormwater system for the existing house, including the connection to an approved discharge point;
- "The location of the sanitary sewer connection for the existing house, including the connection to an approved discharge point;
- "The proposed general location of future building footprints and stormwater facilities for each of the vacant lots.
- "Any other information specifically noted in the conditions listed below.

B. The final plat must show the following:

1. A Private Access Easement over the first 18 feet of the "flag pole" portion of Parcel 2 for the benefit of Parcel 1 shall be shown and labeled on the final plat. The easement shall allow shared use of this area for all of the purposes that a driveway would be typically used for.
2. A recording block for each of the legal documents such as maintenance agreements, acknowledgement of special land use conditions, or Declarations of Covenants, Conditions, and Restrictions (CC&Rs) as required by Conditions C.12, C.13 and C.14 below. The recording blocks shall, at a minimum, include language substantially similar to the following example:

"A Declaration of Maintenance Agreement for Private Access Easement has been recorded as document no. \_\_\_\_\_, Multnomah County Deed Records."

"An Acknowledge of Special Land Use Conditions for tree preservation 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 complete street and storm sewer waivers of remonstrance (for future street and storm sewer improvements) as required by the City Engineer. Waiver forms and instructions will be provided to the applicant during the final plat review process.

the final plat review process.

*Utilities*

*2. The applicant shall meet the requirements of the Site Development Section of the Bureau of Development Services for the decommissioning the sewage disposal system on the site.*

*3. 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.*

*4. The applicant must meet the requirements of the Fire Bureau for providing an adequate fire access way for Parcels 1 and 2, as required in Chapter 5 of the Oregon Fire Code. Alternately, the applicant will be required to install residential sprinklers in the new house on Parcel 1 and retrofitting the existing house for compliance, if applying the exception. An Acknowledgement of Special Land Use Conditions describing the sprinkler requirement must be referenced on and recorded with the final plat.*

*Existing Development*

*5. The applicant must obtain a finalized demolition permit for removing t*

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

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Land Use Review Intakes

From: 5/1/2017

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Case Number	Address	Work Proposed	Type of Use	Date Rec'd	Date Issued	Status
17-167011-000-00-LU	2831 NW CORNELL RD, 97210 <i>Existing retaining wall at 0 lot line will become exterior wall of proposed workroom. Reduction of side setback from 7 feet to 0 for development of work room under existing parking deck.</i>	AD - Adjustment	Type 2 procedure	5/5/17		Application
	1N1E32AB 00700 FORDHAM HTS BLOCK A TL 700		Applicant: D DUSTIN POSNER 2831 NW CORNELL RD PORTLAND, OR 97210-2420		Owner: D DUSTIN POSNER 2831 NW CORNELL RD PORTLAND, OR 97210-2420	
					Owner: RON DOUGHTEN 2831 NW CORNELL RD PORTLAND, OR 97210-2420	
17-167331-000-00-LU	1630 NE HALSEY ST, 97232 <i>Request for an adjustment to Table 120-4 and 33.120.220 to allow the reduced building setback from 5 feet to 1 foot for the existing garage wall and 0 feet for the existing eaves.</i>	AD - Adjustment	Type 2 procedure	5/5/17		Application
	1N1E35AB 05713 BROWNFIELD PLACE LOT 13 INC UND INT TRACT A		Applicant: DAVID GABRIEL COLAB ARCHITECTURE + URBAN DESIGN 930 NW 14TH AVE PORTLAND, OR 97209		Owner: RONALD J BOUCHER 1630 NE HALSEY ST PORTLAND, OR 97232	
17-167301-000-00-LU	7120 SE FOSTER RD, 97206 <i>Adjustment to required size of bike parking - required spaces note effected.</i>	AD - Adjustment	Type 2 procedure	5/5/17		Application
	1S2E17BD 00200 FIRLAND BLOCK 13&14 TL 200 LAND & IMPS SEE R163380 (R282502671) FOR BILLBOARD		Applicant: LEE JORGENSEN HOLST ARCHITECTURE 110 SE 8TH AVE PORTLAND OR 97214		Owner: PORTLAND CITY OF(PORTLAND 222 NW 5TH AVE PORTLAND, OR 97209-3812	
					Owner: DEVELOPMENT COMMISSION(LEASED 222 NW 5TH AVE PORTLAND, OR 97209-3812	
					Owner: PORTLAND MERCADO LLC 222 NW 5TH AVE PORTLAND, OR 97209-3812	
17-167154-000-00-LU	5246 NE 17TH AVE - Unit B, 97211 <i>Basement ADU addition, retaining original garage doors as primary entrance for ADU - overall look of residence to remain the same.</i>	AD - Adjustment	Type 2 procedure	5/5/17		Application
	1N1E23AB 13900		Applicant: ERIC ARNDT ARNDT BUILDIT LLC 7117 N LANCASTER AVE PORTLAND OR 97217		Owner: ANGELA M MARTIN 5246 NE 17TH AVE PORTLAND, OR 97211-5627	

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17-166193-000-00-LU	621 NE RANDALL AVE, 97232	AD - Adjustment	Type 2 procedure	5/4/17		Application
<i>Requesting reduced setbacks based on the required setback of the cumulative total area of projected wall planes.</i>						
	1N1E36BC 08400		Applicant: DAVID HORNING DAVID HORNING DESIGN 2351 NW YORK ST STE 4 PORTLAND OR 97210		Owner: BLAKELY POMEROY PROPERTIES LLC 3132 NE 22ND AVE PORTLAND, OR 97212-2425	
	LOGANS ADD BLOCK 5 SLY 1/2 OF LOT 1&2				Owner: HENRY DAVISON HPD REAL ESTATE LLC 1220 NW LOVEJOY, SUITE 130 PORTLAND, OR 97209	
17-167186-000-00-LU	, 97211	AD - Adjustment	Type 2 procedure	5/5/17		Application
<i>Request 2 adjustments for proposed lot 1 for side setback for building 33.120.220 and parking requirement 33.266.120.</i>						
	1N1E14CB 17700		Applicant: ROSEANN JOHNSON BLUESTONE HOMES, INC. 16081 S MOORE RD OREGON CITY OR 97045		Owner: BLUESTONE HOMES INC 16081 S MOORE RD OREGON CITY, OR 97045-9340	
	WOODLAWN HTS BLOCK 5 LOT 3&5 TL 17700					
<b>Total # of LU AD - Adjustment permit intakes: 6</b>						
17-167246-000-00-LU	11242 SE HOLGATE BLVD, 97266	CU - Conditional Use	Type 2 procedure	5/5/17		Application
<i>Removing 4 parking spaces required in 94-00038 CU for the placement of Verizon equipment associated with tower located in ROW.</i>						
	1S2E15AB 09700		Applicant: TAMMY HAMILTON ACOM CONSULTING INC 2215 SE 37TH AVE PORTLAND, OR 97214		Owner: HOLGATE BAPTIST CHURCH 11242 SE HOLGATE BLVD PORTLAND, OR 97266-3304	
	NEWSOMS ADD BLOCK 1 LOT 1&2 EXC PT IN ST					
17-167264-000-00-LU	5425 NE 27TH AVE, 97211	CU - Conditional Use	Type 3 procedure	5/5/17		Application
<i>Returning property currently used as parking lot per CU 44-77, back to residential use.</i>						
	1N1E24BB 03400		Applicant: JENNIFER FARMER CITY CRAFT DEVELOPMENT 6931 NE MLK BLVD PORTLAND, OR 97211		Owner: PRESBYTERY OF THE CASCADES 5425 NE 27TH AVE PORTLAND, OR 97211-6227	
	INA PK BLOCK 3 N 10' OF LOT 14 LOT 15-17 LOT 18 EXC PT IN ST					
<b>Total # of LU CU - Conditional Use permit intakes: 2</b>						
17-164119-000-00-LU	200 SW MARKET ST, 97201	DZ - Design Review	Type 2 procedure	5/1/17		Application
<i>Proposal is to renovate existing building at street level at east and west sides of plaza. New addition/clerestory creates two story volumes; storefronts expand outward at plaza east retail fronts; new canopies at east pod matching existing canopies at west pods.</i>						
	1S1E03CB 00800		Applicant: TIM GRINSTEAD GBD ARCHITECTS 1120 NW COUCH ST SUITE 300 PORTLAND, OR 97209		Owner: TWO HUNDRED MARKET ASSOC LP 200 SW MARKET ST #1720 PORTLAND, OR 97201	
	SOUTH AUDITORIUM ADD BLOCK A LOT 2 TL 800					
<b>Total # of LU DZ - Design Review permit intakes: 1</b>						

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Case Number	Address	Work Proposed	Type of Use	Date Rec'd	Date Issued	Status
17-164682-000-00-LU	10859 E BURNSIDE ST	LC - Lot Consolidation	Type 1x procedure	5/2/17		Application
<i>Consolidate the lot to vacate the previously approved plat and easements associated to the development proposed at that time.</i>		1N2E34CA 08405	Applicant: ANDREW MONTGOMERY A P MONTGOMERY, ARCHITECT 645 SW VIEWMONT DR PORTLAND, OR 97225		Owner: NATIONAL URBAN HOUSING 11321 SW NAEVE ST TIGARD, OR 97224	
		BURNSWICK STATION LOT 1-5			Owner: ECONOMIC COMMUNITY DEVELOPMENT CORPORATION 11321 SW NAEVE ST TIGARD, OR 97224	
<b>Total # of LU LC - Lot Consolidation permit intakes: 1</b>						
17-164072-000-00-LU	7101 NE PRESCOTT ST, 97218	LDP - Land Division Review (Partition)	Type 1x procedure	5/1/17		Pending
<i>Divide into 2 parcels. No new street. Existing house to remain. Flag Lot Proposed.</i>		1N2E20BD 05200	Applicant: TYNISHA & MIKE SAFSTROM M & T DEVELOPMENT LLC 6729 CHILDS RD LAKE OSWEGO, OR 97035		Owner: VANTAGE HOMES LLC 1761 3RD ST #103 NORCO, CA 92860-2679	
		PADDOCK AC BLOCK 5 LOT 9				
<b>Total # of LU LDP - Land Division Review (Partition) permit intakes: 1</b>						
<b>Total # of Land Use Review intakes: 11</b>						