

Early Assistance Intakes

From: 4/9/2018

Thru: 4/15/2018

Run Date: 4/16/2018 08:47:0

Case Number	Address	Work Proposed	Type of Use	Date Rec'd	Date Issued	Status
18-151767-000-00-EA	1715 SW SALMON ST, 97205		DA - Design Advice Request	4/13/18		Application
	<i>7-story mixed use building (177 units) with 8,800 square feet of retail space on the ground floor. Twenty-seven parking spaces are proposed with access from SW 17th. Two loading spaces are proposed in the structured parking area.</i>	1N1E33DC 05700 SECTION 33 1N 1E TL 5700 0.49 ACRES	Applicant: KURT SCHULTZ SERA DESIGN 338 NW 5TH AVE PORTLAND, OR 97209		Owner: TRI-COUNTY METROPOLITAN 4012 SE 17TH AVE PORTLAND, OR 97202-3940  Owner: TRANSPORTATION DISTRICT(LEASED 4012 SE 17TH AVE PORTLAND, OR 97202-3940  Owner: CITY CENTER PARKING) 4012 SE 17TH AVE PORTLAND, OR 97202-3940	
18-149108-000-00-EA	5615 NE 62ND AVE, 97218		EA-Zoning & Inf. Bur.- no mtg	4/10/18		Pending
	<i>FUTURE code: Proposal is to develop the combined parcel with (10) two story or three story townhouses. Parking is proposed in front along with a play area. Applicant intends to utilize amenity bonus to achieve 10 units.</i>	1N2E18DD 02400 HESS PK LOT 22 TL 2400	Applicant: JENNIFER FARMER CITYCRAFT DEVELOPMENT 6931 NE MLK BLVD PORTLAND, OR 97211		Owner: CITYCRAFT DEVELOPMENT LLC 8713 N ENDICOTT AVE PORTLAND, OR 97217-7137	
18-148617-000-00-EA	, 97201		EA-Zoning & Inf. Bur.- no mtg	4/10/18		Pending
	<i>Current code: Proposal is for a two lot partition. One lot to be developed with a single family dwelling. The larger lot will remain undeveloped.</i>	1S1E15CB 07100 SECTION 15 1S 1E TL 7100 4.90 ACRES	Applicant: KEVIN PARTAIN URBAN VISIONS 223 NE 56TH AVE PORTLAND OR 97213		Owner: TREVOR ALLEN 2031 SW STEPHENSON ST PORTLAND, OR 97219-8280	
18-148589-000-00-EA	111 NE KILLINGSWORTH ST, 97211		EA-Zoning & Inf. Bur.- w/mtg	4/10/18		Application
	<i>Current code: Proposal is for 5 unit condominiums.</i>	1N1E15DD 16900 PIEDMONT BLOCK 3 LOT 14	Applicant: RANDALL YAMADA 3291 CHILDS RD LAKE OSWEGO OR 97034		Owner: TUAN BON TRUONG 111 NE KILLINGSWORTH ST PORTLAND, OR 97211  Owner: THU N T LE 111 NE KILLINGSWORTH ST PORTLAND, OR 97211	

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18-151112-000-00-EA	8124 N INTERSTATE AVE, 97217		EA-Zoning & Inf. Bur.- w/mtg	4/12/18		Application
	<i>More than likely - future code -with not a lot of impact to the site/project by the changes: New construction of 30 units of multi-dwelling housing development. It will be two (2) 3-story buildings to be constructed in two phases. All units will be sold as permanently affordable condo through the City of Portland preference policy. This project is to move through the GATR fast-track process with oversight from PHB.</i>	1N1E10CB 09900 FAIRPORT BLOCK 16 LOT 1&2	Applicant: KATE HOLMQUIST HABITAT FOR HUMANITY PO BOX 11527 PORTLAND OR 97211		Owner: HABITAT FOR HUMANITY PORTLAND 1478 NE KILLINGSWORTH ST PORTLAND, OR 97211  Owner: METRO EAST 1478 NE KILLINGSWORTH ST PORTLAND, OR 97211	
18-147989-000-00-EA	17520 SE MARIE ST, 97236		EA-Zoning & Inf. Bur.- w/mtg	4/9/18		Application
	<i>5 lot subdivision with private street. Existing house to remain. Shed to be demolished/moved.</i>	1S3E07DB 03700 SECTION 07 1S 3E TL 3700 0.27 ACRES	Applicant: RANDY PALAZZO NW REAL ESTATE INVESTMENT GROUP LLC 9221 SW BARBUR BLVD #308 PORTLAND OR 97219		Owner: NEIL MARKS 1870 PILGRIM RD CUMMING, GA 30040-3500	
18-150265-000-00-EA	, 97206		EA-Zoning & Inf. Bur.- w/mtg	4/11/18		Application
	<i>Current code: Proposal is for a five lot subdivision for single family detached housing in R2.5 zone with a private street. Off street parking is proposed with garages and access to lots 2-5 is proposed through a private street. Lot 1 will have a driveway on SE Windsor Ct. See PR 15-184450 PLA.</i>	1S2E08BA 02200 AGATE BLOCK 1 LOT 6&7 TL 2200	Applicant: DANIEL SILVEY D.B.S. GROUP, LLC PO BOX 205 TUALATIN OR 97062		Owner: RALPH M BANKSTON 7035 SE WINDSOR CT PORTLAND, OR 97206-1146	
18-152299-000-00-EA	, 97203		EA-Zoning & Inf. Bur.- w/mtg	4/13/18		Application
	<i>Renovate industrial properties for hemp processing at 10405 N Macrum &amp; cannabis processing at 7024 N Richards St. Vacate nearby streets to prevent illegal dumping and for security purposes.</i>	1N1E06BD 00800 EAST ST JOHNS BLOCK 24 LOT 13-18	Applicant: JONATHAN DUNN WOODBLOCK ARCHITECTURE 827 SW 2ND AVE #300 PORTLAND OR 97204		Owner: SUNSET COAST MARKETING LLC 2297 NW TORREY PINES DR BEND, OR 97703	
18-150153-000-00-EA	2639 SE 109TH AVE, 97266		EA-Zoning Only - no mtg	4/11/18		Pending
	<i>Current code: Questions about possibility of sub-dividing lot for possible single family residence.</i>	1S2E10BA 04402 PARTITION PLAT 1998-165 LOT 1	Applicant: WILLIAM H DAVIS 1818 NE 156TH AVE PORTLAND, OR 97230-5355		Owner: WILLIAM H DAVIS 1818 NE 156TH AVE PORTLAND, OR 97230-5355	

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Case Number	Address	Work Proposed	Type of Use	Date Rec'd	Date Issued	Status
18-150816-000-00-EA <i>NSFR</i>	5301 NE 74TH AVE, 97218	1N2E20AB 02700 LUTKE ADD BLOCK 2 LOT 11	Public Works Inquiry  Applicant: BRAD HIBBARD 10160 SE TALBERT ST CLACKAMAS OR 97015	4/12/18		Pending  Owner: REZA C MARDANI 5287 NE 74TH AVE PORTLAND, OR 97218

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**Total # of Early Assistance intakes: 10**

**Final Plat Intakes**

From: 4/9/2018

Thru: 4/15/2018

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Case Number	Address	Work Proposed	Type of Use	Date Rec'd	Date Issued	Status
17-116801-000-00-FP	845 N SUMNER ST, 97217	FP - Final Plat Review		4/9/18		Application

*Approval of a Preliminary Plan for a two-parcel partition, that will result in two narrow lots for attached houses, as illustrated with Exhibit C.4, subject to the following conditions:*

*A. 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.*

*Existing Development*

*2. A finalized permit must be obtained for demolition of the existing residence on the site and capping the existing sanitary sewer connection. Note that Title 24 requires a 35-day demolition delay period for most residential structures. Additionally, the City's Deconstruction ordinance applies to houses built in 1916 or earlier and/or designated historic resources. The site plan for the demolition permit must show all trees to be preserved and root protection zones as shown on Exhibit C.4. All demolition work must be in conformance with the recommendations in the applicant's arborist report (Exhibit A.4).*

*3. The applicant shall meet the requirements of the Site Development Section of the Bureau of Development Services for submitting a signed Disclaimer for Existing On-Site Sewage Disposal System Form.*

*Required Legal Documents*

*4. The applicant shall execute an Acknowledgement of Tree Preservation Land Use Conditions 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 referenced on and recorded with the final plat.*

*B. 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.4) and the applicant's arborist report (Exhibit A.4). Specifically, trees numbered 102, 103, and 104 are required to be preserved, with the root protection zones indicated on Exhibit C.4. Additionally, the portion of the root protection zone on Parcel 1 for Tree 105, which is located on the adjacent property to the west, must also be protected. 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 if it meets the Prescriptive Path allowances of 11.60.030 or is under the supervision of a certified arborist. Planning and Zoning approval of development in the root protection zones beyond the allowances of 11.60.030 is subject to receipt of a report from an arborist explaining that the arborist has approved of*

1N1E22BA 08900

M PATTONS & SUB  
SUB TRACT K  
BLOCK 1  
LOT 14

Applicant:  
DF PAZ POZARYCKI  
MO FINANCIAL ASSOCIATES LLC  
419 NE HAZELFERN PL  
PORTLAND OR 97232

Owner:  
M O FINANCIAL ASSOCIATES LLC  
2000 NE 42ND AVE #D PMB 158  
PORTLAND, OR 97213

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/her supervision.

2. Parcels 1 and 2 must be developed with attached houses.

3. The applicant shall meet the requirement to construct a shared driveway at a maximum width of 18 feet. The applicant shall also meet the requirements of the City Engineer for repair and replacement of any damage to sidewalks along the frontage of Parcels 1 and 2.

4. The applicant must meet the Fire Bureau requirements for addressing aerial fire department access. Aerial access applies to buildings that exceed 30 feet in height from the fire access as measured to the bottom of the eave of the structure or the top of the parapet for a flat roof.

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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: 4/9/2018

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Case Number	Address	Work Proposed	Type of Use	Date Rec'd	Date Issued	Status
18-147903-000-00-LU	5200 NE MASON ST, 97213	AD - Adjustment	Type 2 procedure	4/9/18		Pending
<p><i>Construction of a new 1600 sq ft 2-story house with basement. Existing 1093 sq ft house to become the site's ADU. Adjustment needed/requested for the maximum area of ADU (33.205.040 C.3).</i></p>		1N2E19DB 12400 SECTION 19 1N 2E TL 12400 0.26 ACRES	Applicant: DAVID D WALDOW 2644 NE 65TH AVE PORTLAND, OR 97213		Owner: JI THOMAS TANZER 5200 NE MASON ST PORTLAND, OR 97218	
					Owner: REBECCA L SANBORN 5200 NE MASON ST PORTLAND, OR 97218	
18-150004-000-00-LU	9816 SE POWELL BLVD, 97266	AD - Adjustment	Type 2 procedure	4/11/18		Pending
<p><i>Request for three adjustments for an increase in allowed parking spaces from 55 to 220; #2 is to reduce the perimeter setback and screening requirement for exterior storage. The L5 standard is proposed in lieu of the L3 standard. #3 is to reduce the building setback of a street from 25' to 17' for the Fuel and Wash building exit canopy wall at SE 98th Ave.</i></p>		1S2E09DA 04700 LILY TR BLOCK 2 LOT 1 EXC S 10' & INC PT VAC ST LOT 2 EXC S 10' OF W 51.45' LOT 3 EXC W 110'	Applicant: JOSEPH PURKEY CONVERGENCE ARCHITECTURE 7441 N LEAVITT AVE PORTLAND, OR 97203		Owner: TRI-COUNTY METROPOLITAN 4012 SE 17TH AVE PORTLAND, OR 97202-3940	
					Owner: TRANSPORTATION DISTRICT 4012 SE 17TH AVE PORTLAND, OR 97202-3940	
					Owner: OF OREGON 4012 SE 17TH AVE PORTLAND, OR 97202-3940	
18-150032-000-00-LU	2033 SE 35TH PL, 97214	AD - Adjustment	Type 2 procedure	4/11/18		Pending
<p><i>Request for an adjustment to side lot line setback from 5' to 2' for attached carport.</i></p>		1S1E01DC 19600 PARK VIEW RPLT & EXTD BLOCK A LOT 4	Applicant: BRIAN MURTAGH STUDIO COOP ARCHITECTURE 5901 N BORTHWICK AVE PORTLAND OR 97217		Owner: KENNETH S BALL 2033 SE 35TH PL PORTLAND, OR 97214-5803	
					Owner: CHARLENE H HATAKEYAMA 2033 SE 35TH PL PORTLAND, OR 97214-5803	
18-147983-000-00-LU	8821 SW 57TH AVE, 97219	AD - Adjustment	Type 2 procedure	4/9/18		Pending
<p><i>Convert daylight basement into an ADU in existing residence. Adjustment requested to 33.205.040 to allow the ADU to be more than 800 sq ft (proposed ADU is 928 sq ft).</i></p>		1S1E30BA 01900 BELVEDERE BLOCK 1 LOT 6	Applicant: ANNIE BISKAR 473 VISTA BONITA PALM DESERT, CA 92260		Owner: PAUL A BISKAR 473 VISTA BONITA PALM DESERT, CA 92260	

Total # of LU AD - Adjustment permit intakes: 4

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18-151969-000-00-LU	401 SW HARRISON ST, 97201 <i>Construction of new 7-story, 174,000 sq ft classroom/lab/office building. See concurrent DZM, AD review (case # is: LU 18-151941 DZM, AD).</i>	CU - Conditional Use	Type 3 procedure	4/13/18		Application
	1S1E03CB 02800 PORTLAND BLOCK 153 S 15' OF LOT 3 LOT 4		Applicant: SAM STADLER SRG PARTNERSHIP 621 SW MORRISON ST #200 PORTLAND OR 97205		Owner: PORTLAND STATE UNIVERSITY 1600 SW 4TH AVE #340 PORTLAND, OR 97201  Owner: CAMPUS PLANNING OFFICE 1600 SW 4TH AVE #340 PORTLAND, OR 97201	
<b>Total # of LU CU - Conditional Use permit intakes: 1</b>						
18-148158-000-00-LU	520 SW BROADWAY - Unit 3 <i>Re-design of existing canopy and entry glazing to hotel along SW Broadway.</i>	DZ - Design Review	Type 2 procedure	4/9/18		Pending
	1N1E34CC 90003 BROADWAY & WASHINGTON CONDOMINIUM LOT 3		Applicant: GARY GOLLA SERA ARCHITECTS 338 NW 5H AVE PORTLAND OR 97209		Owner: WB SUNSTONE-PORTLAND LLC 120 VANTIS STE 350 ALISO VIEJO, CA 92656-2686	
<b>Total # of LU DZ - Design Review permit intakes: 1</b>						
18-148648-000-00-LU	5055 N GREELEY AVE <i>The project proposes a new structure (identified as the "Intersection") located between two existing buildings (Identified as Buildings B and C) on the Adidas campus. The proposal also includes a new pedestrian plaza along N Greeley Ave.</i>	DZM - Design Review w/ Modifications	Type 2 procedure	4/10/18		Pending
	1N1E21BA 10306 MADRONA BLUFF LOT 5 EXC PT IN ST		Applicant: SCOTT BARTON-SMITH HACKER ARCHITECTS INC 1615 SE 3RD AVE PORTLAND OR 97214		Owner: ADIDAS VILLAGE CORPORATION 5055 N GREELEY AVE PORTLAND, OR 97217-3524	
18-151941-000-00-LU	401 SW HARRISON ST, 97201 <i>Construction of new 7-story, 174,000 sq ft classroom/lab/office building. See concurrent Conditional Use Case (LU 18-151969).</i>	DZM - Design Review w/ Modifications	Type 3 procedure	4/13/18		Application
	1S1E03CB 02800 PORTLAND BLOCK 153 S 15' OF LOT 3 LOT 4		Applicant: SAM STADLER SRG PARTNERSHIP 621 SW MORRISON ST #200 PORTLAND OR 97205		Owner: PORTLAND STATE UNIVERSITY 1600 SW 4TH AVE #340 PORTLAND, OR 97201  Owner: CAMPUS PLANNING OFFICE 1600 SW 4TH AVE #340 PORTLAND, OR 97201	
<b>Total # of LU DZM - Design Review w/ Modifications permit intakes: 2</b>						

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Case Number	Address	Work Proposed	Type of Use	Date Rec'd	Date Issued	Status
18-151725-000-00-LU	12500 NW MARINA WAY, 97231	GW - Greenway	Type 2 procedure	4/13/18		Application
	<i>Restore and improve seasonally available off-channel aquatic and riparian habitat for fish and wildlife. The project involves earth-moving activities over 31.5 acres of the property, control of invasive plant species and enhancement of shoreline, riparian and upland habitats through re-vegetation plantings and maintenance.</i>	2N1W34 00300 SECTION 34 2N 1W TL 300 62.97 ACRES DEPT OF REVENUE	Applicant: JENNIFER SANTHOUSE PORTLAND GENERAL ELECTRIC 121 SW SALMON ST 3WTC0406 PORTLAND OR 97204		Owner: PORTLAND GENERAL ELECTRIC & COMPANY 1WTC0501-CORPORATE TAX DEPT 121 SW SALMO PORTLAND, OR 97204-2901	
<b>Total # of LU GW - Greenway permit intakes: 1</b>						
18-150983-000-00-LU	2440 NE 25TH AVE, 97212	HR - Historic Resource Review	Type 1 procedure new	4/12/18		Pending
	<i>The following exterior work is part of a kitchen remodel and requires historic review: enlarge and replace set of terrace doors; replace other set of terrace doors with a set of windows; eliminate one small window; slightly relocate and replace one window. This is a contributing structure in Irvington Historic District.</i>	1N1E25CB 06000 BRAZEE ST ADD BLOCK 3 LOT 1-3	Applicant: MICHAEL HOWELLS HOWELLS ARCHITECTURE 3820 SE BYBEE BLVD PORTLAND, OR 97202		Owner: CHERYL STRAYED 2440 NE 25TH AVE PORTLAND, OR 97212-4836  Owner: BRIAN LINDSTROM 2440 NE 25TH AVE PORTLAND, OR 97212-4836	
18-152265-000-00-LU	15 NW 4TH AVE, 97209	HR - Historic Resource Review	Type 1x procedure	4/13/18		Application
	<i>There are new owners since the approval, recording, and project commencement of LU 15-185472, and the new owners are requesting the following changes: South Elevation changes: remove the three (3) western-most alcoves and install windows to match the rest of the ground level windows, reverse the door-swing and window configuration of the eastern-most alcove, and remove the mid-building blade sign completely. East elevation changes: relocate the blade sign from mid-building of the new tower to the SE corner of the building, and add screening to the alcove facing 4th Avenue.</i>	1N1E34CA 11000 COUCHS ADD BLOCK 32 LOT 1&2 EXC PT IN ST LOT 4	Applicant: MARK VANDERZANDEN SURROUND ARCHITECTURE INC 150 SW HARRISON ST #100 PORTLAND OR 97201		Owner: GROVE HOTEL PARTNERS LLC 210 SW MORRISON ST #600 PORTLAND, OR 97204	
18-148021-000-00-LU	338 NW 23RD AVE, 97210	HR - Historic Resource Review	Type 1x procedure	4/9/18		Pending
	<i>Removal of existing Williams Sonoma signs - Installation of one new letter set on front wall of elevation. Greater than 20sf. Non-contributing structure in Alphabet Historic District.</i>	1N1E33CB 00600 MEADS ADD BLOCK 3 LOT 15&16 N 1/2 OF LOT 17	Applicant: JAYLENE PAULUS INTEGRITY SIGNS OREGON PO BOX 88 HUBBARD OR 97032		Owner: PORTLAND 23RD AVE NW LLC 4800 SW MACADAM AVE #120 PORTLAND, OR 97239	
18-148012-000-00-LU	520 SW YAMHILL ST, 97204	HR - Historic Resource Review	Type 1x procedure	4/9/18		Pending
	<i>4 new signs. One wall sign, 2 window vinyl signs, and vinyl only on existing blade sign for The Collective.</i>	1S1E03BB 01200 PORTLAND BLOCK 171 LOT 1&8 N 1/2 OF LOT 2&7	Applicant: JAYLENE PAULUS INTEGRITY SIGNS OF OREGON PO BOX 88 HUBBARD OR 97032		Owner: PAC-HILL LIMITED PARTNERSHIP 520 SW YAMHILL ST PH 8 PORTLAND, OR 97204	
<b>Total # of LU HR - Historic Resource Review permit intakes: 4</b>						
<b>Total # of Land Use Review intakes: 13</b>						