

Early Assistance Intakes

From: 4/23/2018

Thru: 4/29/2018

Run Date: 4/30/2018 15:01:5

Case Number	Address	Work Proposed	Type of Use	Date Rec'd	Date Issued	Status
18-159309-000-00-EA	936 SW WASHINGTON ST, 97205		DA - Design Advice Request	4/24/18		Pending
<p><i>DESIGN HEARING - Future code:project is a full block of mixed use; office, hotel and residential in a 33 story tower and podium configuration. Parking will be configured below grade in 4 1/2 levels. Gross floor area is approx. 750,000 SF above grade and 160,000 SF below grade. The project will be entitled in accordance with CC 2035 amendments.</i></p>						
		1N1E34CC 05900 PORTLAND BLOCK 216 LOT 1&2 LOT 7&8	Applicant: PHILLIP BEYL GBD ARCHITECTS 1120 NW COUCH ST SUITE 300 PORTLAND OR 97209 Applicant: JESSE EMORY GBD ARCHITECTS 1120 NW COUCH STREET, SUITE 300 PORTLAND, OR 97209		Owner: BLOCK 216 LLC 920 SW 6TH AVE, #223 PORTLAND, OR 97204	
18-158598-000-00-EA	9648 NE COUCH ST, 97220		EA-Zoning & Inf. Bur.- w/mtg	4/24/18		Pending
<p><i>Current code info: Vacate NE Couch & NE Davis, west of NE 97th (from NE 97th to terminus at approx 65' west of intersection).</i></p>						
		1N2E33DB 00900 RUSSELLVILLE ADD BLOCK 1 LOT 20-22 TL 900	Applicant: MICHAEL REIS ROCK CITY DEVELOPMENT, LLC 811 SE STARK #210 PORTLAND OR 97214		Owner: ROBERT G BOTHWELL 40010 SE PAUL MOORE RD SANDY, OR 97055 Owner: DAVIS COUCH HOLDINGS LLC PO BOX 790 BEAVERCREEK, OR 97004 Owner: RANDALL J BORHO PO BOX 790 BEAVERCREEK, OR 97004 Owner: TANIA E THOMPSON-BORHO PO BOX 790 BEAVERCREEK, OR 97004	
18-160660-000-00-EA	4029 NE KILLINGSWORTH ST, 97211		EA-Zoning & Inf. Bur.- w/mtg	4/26/18		Cancelled
<p><i>Proposal is to develop (4) SFT's with ADUs using a "common green" access with onsite dry well.</i></p>						
		1N1E13DD 05300 SECTION 13 1N 1E TL 5300 0.21 ACRES	Applicant: CRAIG MONAGHAN CRAIG MONAGHAN ARCHITECT 4522 LOWER DRIVE LAKE OSWEGO OR 97035		Owner: LYDIA LUNDBERG P O BOX 12564 PORTLAND, OR 97212-0564	
18-161171-000-00-EA	, 97229		EA-Zoning & Inf. Bur.- w/mtg	4/27/18		Application
<p><i>Current code: Construction of a new single family residence with associated utilities and driveway on currently undeveloped project site zoned R20 with an environmental conservation overlay. Unincorporated Multnomah County.</i></p>						
		1N1W36AC 03600 PARTITION PLAT 1992-83 LOT 1 TL 3600	Applicant: DANIEL BRADBURY 9434 N WOOLSEY AVE PORTLAND OR 97203		Owner: MARILOU REINIKKA 1616 SE 78TH AVE VANCOUVER, WA 98664	

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18-158623-000-00-EA	, 97206		EA-Zoning & Inf. Bur.- w/mtg	4/24/18		Pending
<p><i>Future code info: New development of 12 new townhomes on an R1 lot. A combo of amenity bonuses and the purchase of inclusionary housing credits are proposed to bring the allowable density up to 12 units. Stormwater will be contained on site via drywells.</i></p>		1S2E18CD 00400 LORRINTON BLOCK 2 LOT 5&6	Applicant: GABE HEADRICK STEELHEAD ARCHITECTURE, LLC 201 SE 3RD AVE PORTLAND OR 97214		Owner: GREEN CANOPY HOMES LLC 721 NW 9TH AVE #228 PORTLAND, OR 97209-3450	
18-161312-000-00-EA	1515 SW MORRISON ST, 97205		EA-Zoning Only - no mtg	4/27/18		Application
<p><i>Future code: Proposal includes partial demolition of existing structure, reducing the existing theatre to the south half block and creating a mixed-use apartment tower to the north half. Retail lobby, and amenity area are proposed on the ground floor. Parking will be below grade. Alterations and improvements to the existing Artist Repertory Theatre within the south half of the block will be under a separate design review and permit. Approval by others.</i></p>		1N1E33DC 01700 PORTLAND BLOCK 316 LOT 1-8	Applicant: PAUL JEFFREYS ANKROM MOISAN ARCHITECTS INC 38 NW DAVIS ST PORTLAND, OR 97209		Owner: ARTISTS REPERTORY THEATRE 1515 SW MORRISON ST PORTLAND, OR 97205-1814	
18-160677-000-00-EA	4029 NE KILLINGSWORTH ST, 97211		EA-Zoning Only - w/mtg	4/26/18		Application
<p><i>Proposal is to develop (4) SFT's with ADUs using a "common green" access with onsite dry well.</i></p>		1N1E13DD 05300 SECTION 13 1N 1E TL 5300 0.21 ACRES	Applicant: CRAIG MONAGHAN CRAIG MONAGHAN ARCHITECT 4522 LOWER DRIVE LAKE OSWEGO OR 97035		Owner: LYDIA LUNDBERG P O BOX 12564 PORTLAND, OR 97212-0564	
18-158531-000-00-EA	, 97231		EA-Zoning Only - w/mtg	4/24/18		Pending
<p><i>Future code: Construction of a new battery energy storage system (BESS) facility.</i></p>		2N1W34 01400 SECTION 34 2N 1W TL 1400 2.93 ACRES	Applicant: ERIC STOUTENBURG ABLE GRID ENERGY SOLUTIONS 3000 EL CAMINO REAL PALO ALTO SQUARE 5, #700 PALO ALTO CA 94306		Owner: A C F INDUSTRIES INC 101 CLARK ST ST CHARLES, MO 63301	
18-159636-000-00-EA	6532 N INTERSTATE AVE, 97217		EA-Zoning Only - w/mtg	4/25/18		Pending
<p><i>Future code: remove single family house to build 3-story mixed-use apartment building. Building will have commercial space, one (1) residential unit on the first floor & three (3) residential units on the second floor, and three (3) residential units on the 3rd floor (7 units total). Flat roof will have AC units. Front elevation will have brick facade with balconies, store front at ground floor. Cement siding will also be used.</i></p>		1N1E15BC 11600 GOOD MORNING ADD BLOCK 1 LOT 6 EXC PT IN ST	Applicant: SINAN GUMUSOGLU SINAN GUMUSOGLU ARCHITECTURE LLC 29217 SW COSTA CIR E WILSONVILLE OR 97070		Owner: LINCOLN LOAN CO PO BOX 14652 PORTLAND, OR 97293-0652	
18-161285-000-00-EA	12045 N PARKER AVE, 97217		EA-Zoning Only - w/mtg	4/27/18		Application
<p><i>Future code: Proposed sign program at the Jantzen Beach Super Center. Seeking feedback on Title 32 modifications and adjustments that would be required.</i></p>		2N1E33D 00600 SECTION 33 2N 1E TL 600 7.78 ACRES	Applicant: DAN OSTERMAN TUBE ART GROUP 4543-A SE INTERNATIONAL WAY MILWAUKIE, OR 97222		Owner: JANTZEN BEACH CENTER 1767 LL 3333 NEW HYDE PARK RD NEW HYDE PARK, NY 11042	

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18-159281-000-00-EA	936 SW WASHINGTON ST, 97205		PC - PreApplication Conference	4/24/18		Pending
<p><i>Future code: project is a full block of mixed use; office, hotel and residential in a 33 story tower and podium configuration. Parking will be configured below grade in 4 1/2 levels. Gross floor area is approx. 750,000 SF above grade and 160,000 SF below grade. The project will be entitled in accordance with CC 2035 amendments.</i></p>						
		1N1E34CC 05900 PORTLAND BLOCK 216 LOT 1&2 LOT 7&8		Applicant: PHILLIP BEYL GBD ARCHITECTS 1120 NW COUCH ST SUITE 300 PORTLAND OR 97209		Owner: BLOCK 216 LLC 920 SW 6TH AVE, #223 PORTLAND, OR 97204
				Applicant: JESSE EMORY GBD ARCHITECTS 1120 NW COUCH STREET, SUITE 300 PORTLAND, OR 97209		
18-159049-000-00-EA	3436 SE 43RD AVE, 97206		PC - PreApplication Conference	4/24/18		Application
<p><i>Future code: 60 new affordable rental living units and new chapel on CG zoned portion of property (changing to CM2).</i></p>						
		1S2E07BC 05901 SECTION 07 1S 2E TL 5901 3.83 ACRES		Applicant: DOUG CIRCOSTA DOUG CIRCOSTA ARCHITECT LLC 14670 SW FOREST DR BEAVERTON, OR 97007		Owner: ST IGNATIUS CATHOLIC CHURCH 3400 SE 43RD AVE PORTLAND, OR 97206
						Owner: PORTLAND OREGON 3400 SE 43RD AVE PORTLAND, OR 97206
18-159884-000-00-EA	, 97221		Public Works Inquiry	4/25/18		Pending
<p><i>Request for public works review. Proposal is to build new single family residence. See notes about sewer tap.</i></p>						
		1S1E18AD 09100 SECTION 18 1S 1E TL 9100 0.12 ACRES		Applicant: RANDY PALAZZO NW REAL ESTATE INVESTMENT GROUP LLC 9221 SW BARBUR BLVD #308 PORTLAND OR 97219		Owner: GLENCULLEN BAPTIST CHURCH 4747 SW CAMERON RD PORTLAND, OR 97221-2921
18-158756-000-00-EA	, 97219		Public Works Inquiry	4/24/18		Pending
<p><i>NSFR with ADU on R5 vacant lot.</i></p>						
		1S1E21CD 12400 CAPITOL HILL BLOCK 46 LOT 3&4 EXC N 100'		Applicant: JUSTIN MILAN COLE TRANSACTIONMANAGEMENT.COM 132 KINGSGATE RD LAKE OSWEGO, OR 97035		Owner: LESLIE F DECKER 9531 NW ENGLEMAN ST PORTLAND, OR 97229-9187
						Owner: LYNN C DECKER 9531 NW ENGLEMAN ST PORTLAND, OR 97229-9187

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18-161346-000-00-EA			Public Works Inquiry	4/27/18		Application
<i>Proposal is to develop each lot with an attached house. Questions about development of two vacant lots. Proposal of two options for development.</i>		1N1W12AC 08302	Applicant: SARAH RADELET STRATA LAND USE PLANNING PO BOX 90833 PORTLAND OR 97290		Owner: BTS HOMES INC 237 NE CHKALOV DR #112 VANCOUVER, WA 98684-5054	
		PARTITION PLAT 2010-22 LOT 2				

Total # of Early Assistance intakes: 15

Land Use Review Intakes

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18-160088-000-00-LU	1207 SW DOLPH ST, 97219	AD - Adjustment	Type 2 procedure	4/25/18		Pending
<i>Request for an adjustment to 40 ft setback per 33.205.040.C.4.</i>						
		1S1E21DC 17400		Applicant: BRENDA L KEHOE 9180 SW 23RD DR PORTLAND, OR 97219	Owner: JAMES W JR KEHOE 9180 SW 23RD DR PORTLAND, OR 97219	
		CAPITOL HILL BLOCK 42 E 1/2 OF LOT 20 LOT 21			Owner: BRENDA L KEHOE 9180 SW 23RD DR PORTLAND, OR 97219	
					Owner: PATRICIA PALMER 9180 SW 23RD DR PORTLAND, OR 97219	
Total # of LU AD - Adjustment permit intakes: 1						
18-161462-000-00-LU	1036 SE BELMONT ST, 97214	DZ - Design Review	Type 2 procedure	4/27/18		Application
<i>Proposal is for a re-route of mechanical exhaust ducts from the Market of Choice tenant space to an adjacent roof level. To screen the ducts from view from adjacent building windows, a sheet-metal clad roof top "doghouse" is proposed to house the termination of the rerouted exhaust assembly.</i>						
		1S1E02BA 04100		Applicant: MIKE COYLE FASTER PERMITS 2000 SW 1ST AVE SUITE 420 PORTLAND, OR 97201	Owner: LOCA LLC 101 E 6TH ST #350 VANCOUVER, WA 98660	
		HAWTHORNE PK BLOCK 217 LOT 1-4 EXC PT IN ST INC PT VAC ST LOT 5-8 SPLIT MAP R176891 (R366702110)				
18-159974-000-00-LU	1131 SW MONTGOMERY ST, 97201	DZ - Design Review	Type 2 procedure	4/25/18		Pending
<i>Replacement of a non-conforming ADA ramp with a new conforming ramp at the main entrance. Replacement of failing wood bathroom windows with new fiberglass windows with the same appearance. Replacement of existing dryer vent "manifold" with new. Central City Univeristy Design District.</i>						
		1S1E04AD 08800		Applicant: JIM SCHMIDT PORTLAND STATE UNIVERSITY 617 SW MONTGOMERY ST. SUITE 302 PORTLAND, OR 97201	Owner: OREGON STATE OF(BOARD OF PO BOX 751 PORTLAND, OR 97207-0751	
18-161209-000-00-LU	1717 SW PARK AVE, 97201	DZ - Design Review	Type 2 procedure	4/27/18		Application
<i>Two wall-mounted, retractable fire escape ladders, two wall-mounted security gates, and new plexiglass panels and metal framing to exterior stair and handrail areas.</i>						
		1S1E04AD 08600		Applicant: LEE LEIGHTON MACKENZIE 1515 SE WATER AVE PORTLAND OR 97214	Owner: VUE APARTMENTS PROPERTY OWNER LLC 11766 WILSHIRE BLVD #1500 LOS ANGELES, CA 90025	
		PORTLAND BLOCK 228 LOT 1-8				

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18-157820-000-00-LU	601 SW 11TH AVE, 97205 <i>Installation of one (1) 50 sq ft sign below parapet at left end of the North Elevation (on new 15-story hotel).</i>	DZ - Design Review	Type 2 procedure	4/23/18		Pending
	1N1E33DD 04100		Applicant: DAN OSTERMAN TUBE ART GROUP 4543-A SE INTERNATIONAL WAY MILWAUKIE, OR 97222		Owner: UNITED WAY OF THE 619 SW 11TH AVE #300 PORTLAND, OR 97205-2646 Owner: PORTLAND HOTEL PROPERTIES LLC 150 N RIVERSIDE PLAZA CHICAGO, IL 60606	
18-158107-000-00-LU	25 NE 122ND AVE, 97220 <i>Installation of an unlit aluminum letter sign to the facade of the six story Eastside Health Clinic Building. Sign is approx. 74 SF.</i>	DZ - Design Review	Type 2 procedure	4/23/18		Pending
	1N2E34DA 08900 HAMLER ADD BLOCK 1 LOT 4&6 EXC PT IN STS & EXC PT IN R/W POTENTIAL ADDITIONAL TAX LOT 5 EXC PT IN R/W; POTENTIAL ADDITIONAL TAX		Applicant: CAROLINE HATHER ANKROM MOISAN ARCHITECTS 38 NW DAVIS ST #300 PORTLAND OR 97209		Owner: CCC EASTSIDE QALICB 232 NW 6TH AVE PORTLAND, OR 97209	
18-160074-000-00-LU	2231 N FLINT AVE, 97227 <i>Proposal is for improvements to Harriet Tubman Middle School which includes a new rooftop penthouse, rooftop ducting in four locations, ducting under the breezeway, a mechanical chiller, repainting former main entry doors and access prevention measures in two locations.</i>	DZ - Design Review	Type 2 procedure	4/25/18		Incomplete
	1N1E27DB 03600 ALBINA BLOCK 37 TL 3600		Applicant: STEVE SIMONSON PORTLAND PUBLIC SCHOOLS 501 N DIXON ST PORTLAND OR 97227		Owner: SCHOOL DISTRICT NO 1(LEASED PO BOX 3107 PORTLAND, OR 97208-3107 Owner: MULTIPLE TENANTS PO BOX 3107 PORTLAND, OR 97208-3107	
18-161296-000-00-LU	325 NE HASSALO ST <i>Approval for (3) exterior fascia signs in excess of 32sf and verification that the proposed freestanding monument locations are on acceptable street frontages.</i>	DZ - Design Review	Type 2 procedure	4/27/18		Application
	1N1E34AA 03001 PARTITION PLAT 2013-8 LOT 1 TL 3001		Applicant: DAN OSTERMAN TUBE ART GROUP 4243-A SE INTERNATIONAL WAY MILWAUKIE OR 97222		Owner: MDI SECOND AVENUE PORTLAND 700 MEADOW LANE N MINNEAPOLIS, MN 55422-4837 Owner: HOTEL OWNER LLC 700 MEADOW LANE N MINNEAPOLIS, MN 55422-4837	

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18-157910-000-00-LU	, 97233 <i>Remove and replace main ID sign (approx 81 sq ft).</i>	DZ - Design Review	Type 2 procedure	4/23/18		Pending
		1S2E02BB 01700 SECTION 02 1S 2E TL 1700 0.60 ACRES	Applicant: DAVID DEMUTH HANNAH SIGN SYSTEMS 1660 SW BERTHA BLVD PORTLAND OR 97219		Owner: TOMA PROPERTIES L L C PO BOX 20368 PORTLAND, OR 97294-0368	
18-159063-000-00-LU	8114 N JERSEY ST, 97203 <i>Construction of 6 new (attached) townhouses.</i>	DZ - Design Review	Type 2 procedure	4/24/18		Pending
		1N1W12AB 02400 SEVERANCE ADD BLOCK 3 LOT 7	Applicant: SCHUYLER SMITH POLYPHON ARCHITECTURE & DESIGN, LLC 412 NW COUCH ST #309 PORTLAND, OR 97209		Owner: KNOUF INVESTMENTS LLC 14945 SW SEQUOIA PKWY #180 TIGARD, OR 97224-7153	
Total # of LU DZ - Design Review permit intakes: 9						
18-160082-000-00-LU	1829 NE 25TH AVE <i>Addition of one outdoor heat pump (30.1"x30"x26.7") on the east facing side of an eight-unit apartment building constructed in 1972. Non-contributing structure in Irvington Historic District.</i>	HR - Historic Resource Review	Type 1 procedure new	4/25/18		Pending
		1N1E25CC 60005 HANCOCK TERRACE CONDOMINIUM LOT 1829	Applicant: JENNIFER ERTS ORBIT HEATING AND COOLING LL 7243 NE GLISAN #D PORTLAND, OREGON 97213		Owner: LINDA J WECHSLER 1829 NE 25TH AVE PORTLAND, OR 97212	
18-159100-000-00-LU	1640 SE HOLLY ST, 97214 <i>Proposal is to change three existing windows for new windows with tempered glass. No change to existing window opening sizes to contributing structure in Ladd's Addition.</i>	HR - Historic Resource Review	Type 1 procedure new	4/24/18		Pending
		1S1E02DB 09700 LADDS ADD BLOCK 18 LOT 1 E 25' OF LOT 2	Applicant: BRANDON YODER BUILDERS DESIGN INC 11125 NE WEIDLER ST PORTLAND, OR 97220		Owner: DANIEL M ZUCKERMAN 1640 SE HOLLY ST PORTLAND, OR 97214 Owner: Yael RAZ 1640 SE HOLLY ST PORTLAND, OR 97214 Owner: STEFAN P MINDE 1640 SE HOLLY ST PORTLAND, OR 97214	

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18-159825-000-00-LU	3345 NE 21ST AVE, 97212 <i>Proposal involves existing garage extension and height increase to accomodate motor home. Roof conversion from pitched roof to gambrel roof for a contributing structure in Irvington Historic District.</i>	HR - Historic Resource Review	Type 2 procedure	4/25/18		Pending
	1N1E26AA 05200 IRVINGTON BLOCK 28 LOT 6		Applicant: TIMOTHY M HILL 3345 NE 21ST AVE PORTLAND, OR 97212-2422		Owner: TIMOTHY M HILL 3345 NE 21ST AVE PORTLAND, OR 97212-2422 Owner: MARGARET M HILL 3345 NE 21ST AVE PORTLAND, OR 97212-2422	
18-161356-000-00-LU	2275 NW GLISAN ST, 97210 <i>Four story mixed use residential building. Site is location of 2016 gas explosion.</i>	HR - Historic Resource Review	Type 3 procedure	4/27/18		Application
	1N1E33CB 00300 KINGS 2ND ADD BLOCK 17 LOT 17&18 TL 300		Applicant: DAN KOCH ALLIED WORKS ARCHITECTURE INC 1532 SW MORRISON ST #3000 PORTLAND OR 97205		Owner: BU LLC 1532 SW MORRISON ST #100 PORTLAND, OR 97205	
Total # of LU HR - Historic Resource Review permit intakes: 4						
18-161108-000-00-LU	2334 NE 10TH AVE, 97212 <i>Expansion and conversion of an existing detached garage to ADU over 500sf. Non-contributing structure. Modification to setbacks.</i>	HRM - Historic Resource Review w/Modifications	Type 2 procedure	4/27/18		Application
	1N1E26CA 04700 IRVINGTON BLOCK 93 LOT 14 DEFERRED ADDITIONAL TAX LIABILITY		Applicant: WILLIE DEAN GROUND UP DESIGN WORKS 111 SW OAK ST, STE 400A PORTLAND OR 97204		Owner: MOLLY M WILSON 2334 NE 10TH AVE PORTLAND, OR 97212	
Total # of LU HRM - Historic Resource Review w/Modifications permit intakes: 1						
Total # of Land Use Review intakes: 15						