



**City of Portland, Oregon**  
**Bureau of Development Services**  
**Land Use Services**  
FROM CONCEPT TO CONSTRUCTION

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**NOTICE OF PROPOSED  
DEVELOPMENT IN AN ENVIRONMENTAL ZONE**

**Date:** 2/12/20

**To:** Neighborhood Association and Interested Persons

**From:** Tyler Mann, City Planner, 503-823-5062,  
[Tyler.Mann@portlandoregon.gov](mailto:Tyler.Mann@portlandoregon.gov)

**Re:** The City has received a building permit application for development within an **environmental zone**. The purpose of this notice is to inform neighbors and interested persons of permitting activities and projects within the environmental zones that will utilize the Environmental Development Standards of Zoning Code Chapter 33.430. This is not a Land Use Review notice.

**Permit Number:** 19-148490 RS

**Project Description:** Proposal for development of a new single-family residence within an Environmental Conservation Zone.

**Applicant:** COLUMBIA PACIFIC HOMES

**Site Location:** 4686 SW FAIRVALE CT

**Legal Description:** SECTION 18 1S 1E, TL 9100 0.12 ACRES

**Zone: R7c** Quarter Section Map: 3524 Tax Account #: R329114

The permit is being reviewed for compliance with the following environmental development standards:

- General development (including the proposed house) subject to Section 33.430.140;
- Utilities subject to Section 33.430.150;

**The site plan is enclosed and displayed on a notice board on site.** Plans may be examined at **BDS Permitting Services, second floor of 1900 SW 4<sup>th</sup> Avenue**, Monday – Wednesday and Fridays from 8:00 AM to 3:00 PM and Thursdays from 8:00 AM to Noon. Copies of the site plans and development standards can be obtained for a fee. The development standards are available online at [www.portlandonline.com/zoningcode](http://www.portlandonline.com/zoningcode).

Any interested person may comment on the application by writing and specifically identifying errors or non-compliance with development standards. Comments should be directed to the staff person noted above. Comments may be used to clarify or improve the accuracy of the site plan, but may not be used by the City to influence the issuance of a permit for a project that meets development standards. **An inspector will visit the site to verify the accuracy of the site plan prior to issuance of any permits.**

**Contact Tyler Mann at the above phone number or email address with any questions. Please reference the permit number and your request.**

