



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

Ted Wheeler, Mayor
Rebecca Esau, Director
Phone: (503) 823-7300
Fax: (503) 823-5630
TTY: (503) 823-6868
www.portlandoregon.gov/bds

Notice of a Pre-Application Conference

Time and Date: Written Notes Only

File Number: EA 20-128807

Proposal and Property Information

Location: 2100 NW 19th Avenue

Proposal: A Pre-Application Conference to discuss a Zoning Map Amendment. The site is zoned IG1. The Comprehensive Plan Map shows two designations on the site, ME (Mixed Employment) and MU-U (Mixed Urban Commercial). The requested zone for ME is EG (General Employment, Chapter 33.140 of the Portland Zoning Code). The requested zone for MU-U is CM3d (Mixed Commercial, Chapter 33.130 of the Portland Zoning Code and Design Overlay, Chapter 33.420 of the Portland Zoning Code). The approval criteria for a Zoning Map Amendment are found in Chapter 855.050.

Land Use Reviews Expected: Type III Zoning Map Amendment

Site Zoning: IG1 (General Industrial, Chapter 33.140 of the Portland Zoning Code)

Tax Account Number(s): R298537

Contacts

Applicant: Logan McClain, Green Gables, logan@ggables.com

Conference Coordinator: Jean Hester 503-823-7783

Neighborhood Association: NWDA, planning@northwestdistrictassociation.org

District Coalition: Neighbors West-Northwest, mark@nwnw.org

Business District: None

Neighborhood within 1,000 feet: None

General Information About Pre-Application Conferences

What is a Pre-Application Conference?

A Pre-Application Conference is a meeting that the Bureau of Development Services has with a person who is interested in doing a development project in the City of Portland. City Bureaus send their representatives to this meeting to give information to the person about what each bureau will require.

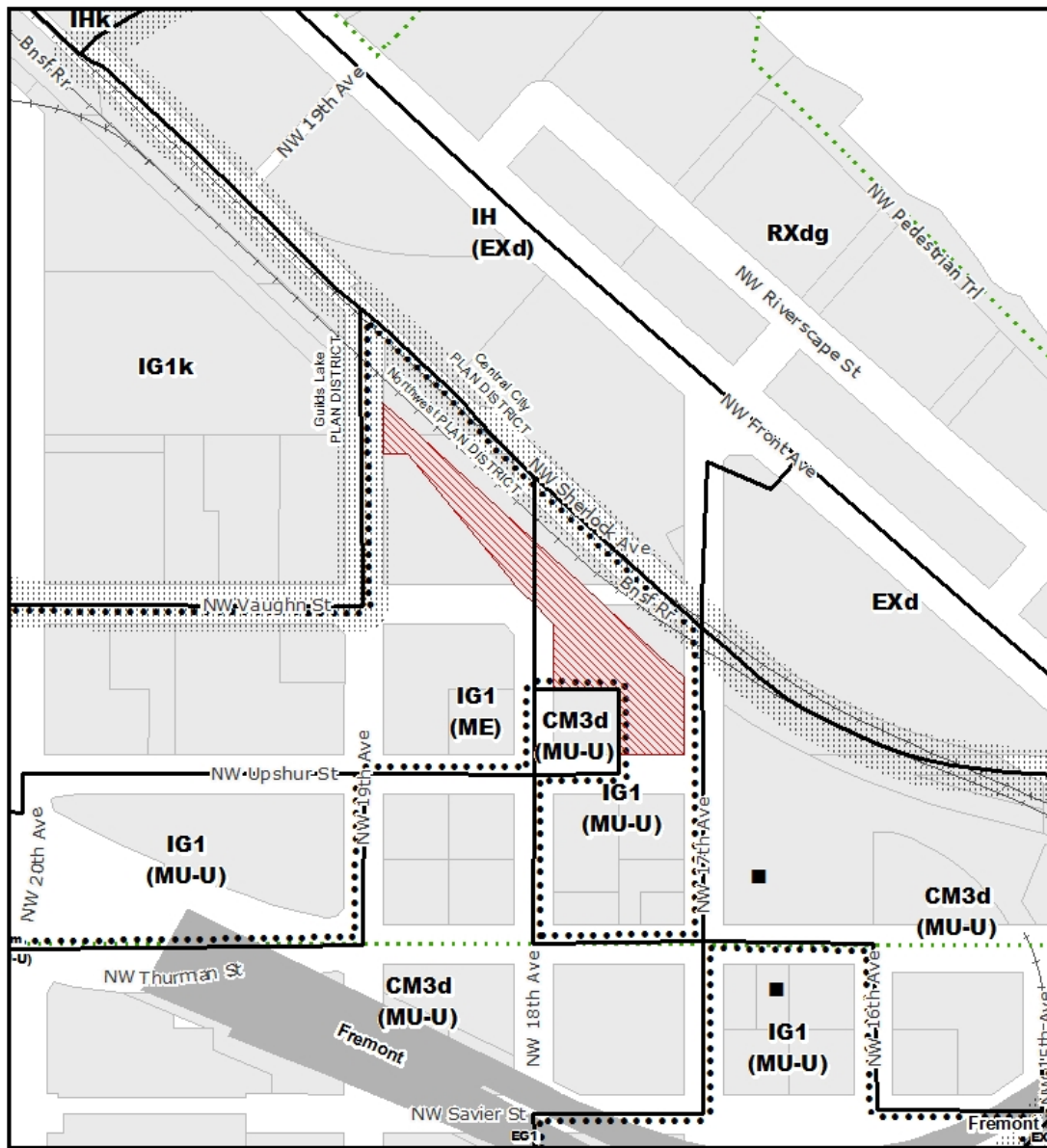
What is the purpose of the Pre-Application Conference?

The purpose of the conference is to provide information to the applicant to help them prepare a complete project proposal. Interested parties may attend, but the purpose is to provide information to the applicant.





When is a Pre-Application Conference required?

A Pre-Application Conference is required prior to submittal of all Type III and Type IV Land Use Reviews.

The Bureau of Development Services is committed to providing equal access to information and hearings. Please notify us no less than five business days prior to the event if you need special accommodations. Call 503-823-7300 (TTY 503-823-6868)



ZONING ↑
NORTH
NORTHWEST PLAN DISTRICT

-  Site
-  Historic Landmark
-  Bridge
-  Recreational Trails

File No.	EA 20 - 128807 PC
1/4 Section	2828
Scale	1 inch = 200 feet
State ID	1N1E28D 400
Exhibit	B Apr 02, 2020