

Early Assistance Intakes

Parameters: Begin intake date: **7/1/2020** End intake date: **7/31/2020**

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
20-160846-000-00-EA	410 SW HARRISON ST, 97201		DA - Design Advice Request	7/1/20		Pending - EA
<p><i>DZ Hearing - Project is for a 16 story mixed use residential building that includes below grade parking and amenity spaces at grade. Storm water disposal currently under consideration is green roof water quality facility and diversion to storm sewer system.</i></p>						
	Legal Description: 1S1E03CB 02900 PORTLAND BLOCK 154 LOT 1&2&7&8		Applicant: MARK NYE WORKS PROGRESS ARCHITECTURE 811 SE STARK ST SUITE 210 PORTLAND OR 97214		Owner: ERIDANUS WARENHANDELSGESELLSCHAFT INC 2800 EAST LAKE ST MINNEAPOLIS, MN 55406-1930	
20-164551-000-00-EA	3805 SE HAWTHORNE BLVD, 97214		EA-Zoning & Inf. Bur.- no mtg	7/13/20		Pending - EA
<p><i>Implementing 4 EV charging stations in the existing parking lot. Installing supporting equipment pad for electrical infrastructure that will be screened with an 8' tall fence</i></p>						
	Legal Description: 1S1E01AD 22600 SUNNYSIDE ADD BLOCK 1&2 TL 22600		Applicant: DANIELLE PRESCOTT KIMLEY-HORN & ASSOCIATES 4582 S ULSTER ST DENVER CO 80210 USA		Owner: FRED MEYER STORES INC 1014 VINE ST 7TH FL CINCINNATI, OH 45202-1141	
20-160875-000-00-EA	SW TERWILLIGER BLVD, 97239		EA-Zoning & Inf. Bur.- no mtg	7/1/20		Pending - EA
<p><i>SW Corridor Light Rail Project Geotech Drilling Phase III</i></p>						
	Legal Description: 1S1E10 00600 SECTION 10 1S 1E TL 600 24.00 ACRES		Applicant: LEAH ROBBINS TRIMET 1800 SW 1ST AVE., #300 PORTLAND, OR 97201		Owner: PORTLAND CITY OF 1120 SW 5TH AVE #1302 PORTLAND, OR 97204-1912	
20-166081-000-00-EA	6401 E BURNSIDE ST, 97215		EA-Zoning & Inf. Bur.- no mtg	7/15/20		Application
<p><i>Shared Court Land Division The two concepts we are pursuing utilize a shared court to make way for option 1) a seven lot single-family detached land division, and option 2) a nine lot single-family attached land division.</i></p>						
	Legal Description: 1N2E32CB 10900 SECTION 32 1N 2E TL 10900 0.52 ACRES		Applicant: GUY BRYANT 17764 KELOK RD LAKE OSWEGO, OR 97034		Owner: GUY BRYANT 17764 KELOK RD LAKE OSWEGO, OR 97034	

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20-164086-000-00-EA	2359 SE 124TH AVE, 97233		EA-Zoning & Inf. Bur.- no mtg	7/13/20		Pending - EA
<p><i>Applicant proposes to develop the project site to support a new commercial/retail building. The lot is currently vacant and has some existing structures and paved areas which will be removed in preparation for the proposed improvements. The lot is zoned CM2 and all improvements will fall under the allowed outright uses of the CM2 zone. Proposed site improvements include the construction of two buildings, a driveway and a parking/loading area in between the two buildings. All stormwater runoff from the impervious parking area will be disposed on-site via an infiltration swale and roof runoff will be retained and infiltrated onsite via drywells underneath the parking area. Building construction will be phased such that the rear building will be constructed first.</i></p>						
	Legal Description: 1S2E02CC 06000 SECTION 02 1S 2E TL 6000 0.43 ACRES		Applicant: KELLI GROVER FIRWOOD DESIGN GROUP LLC 359 E HISTORIC COLUMBIA RIVER HWY TROUTDALE OR 97060		Owner: FREEWATER HSU LLC PO BOX 1010 BUCKSPORT, ME 04416	
20-161464-000-00-EA	2057 SW PARK AVE, 97201		EA-Zoning & Inf. Bur.- w/mtg	7/2/20		Pending - EA
<p><i>The proposal is to build an 89-unit affordable housing building on a 6,016 square foot parcel at 2055-2057 SW Park Avenue. The building is an 11-story structure, modular units, prefabricated structure utilizing mass plywood panels and light gauge steel for a Type IV B building.</i></p>						
	Legal Description: 1S1E04DA 08800 PORTLAND BLOCK 234 E 70' OF LOT 1		Applicant: RALPH TAHRAN TAHRAN ARCHITECTURE & PLANNING LLC 13741 KNAUS ROAD LAKE OSWEGO, OR 97034		Owner: PARK AVENUE PSU LLC 4035 SW KELLY AVE PORTLAND, OR 97239	
20-165660-000-00-EA	8205 SE HARNEY ST, 97266		EA-Zoning & Inf. Bur.- w/mtg	7/24/20		Pending - EA
<p><i>Consolidate Lots 1-13 and 14-26 into Parcel I and Parcel II of Tax Lot 2100. Replat Tax Lot 2100 into Parcel I and Parcel II.</i></p>						
	Legal Description: 1S2E21CC 02100 BLOCKS ADD BLOCK 3 LOT 1-26 TL 2100		Applicant: SHANNAH ANDERSON CITY OF PORTLAND - BES 1120 SW 5TH ST ROOM 1000 PORTLAND OR 97204 USA Applicant: MARK O'DONNELL O.K. ENTERPRISES, LLC 1 CENTERPOINTE DR, SUITE 505 LAKE OSWEGO OR 97035 USA		Owner: O K ENTERPRISES 8205 SE HARNEY ST #1 PORTLAND, OR 97266-6577	

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20-166121-000-00-EA	5035 NE 42ND AVE, 97218		EA-Zoning & Inf. Bur.- w/mtg	7/15/20		Pending - EA
<p><i>New five story assisted living facility for developmentally disadvantaged individuals, some of whom drive. The ground floor contains a small parking area, pharmacy and building lobby. Floors 2 thru 4 contains a total of 24 group living sleeping rooms with shared dining room and commercial kitchen. The fifth floor contains offices for the operator and staff of the facility.</i></p> <p>Legal Description: 1N1E24AA 15500 SECTION 24 1N 1E TL 15500 0.11 ACRES</p> <p>Applicant: BRETT SCHULZ BRETT SCHULZ, ARCHITECT PC 2500 NE SANDY BLVD, STE D PORTLAND, OR 97232</p> <p>Owner: FRANCIS DJORGE 6907 N CONGRESS AVE PORTLAND, OR 97217</p> <p>Owner: VIDA DJORGE 6907 N CONGRESS AVE PORTLAND, OR 97217</p>						
20-169910-000-00-EA	414 SE 111TH AVE, 97216		EA-Zoning & Inf. Bur.- w/mtg	7/27/20		Pending - EA
<p><i>New construction duplex. Drywell stormwater disposal</i></p> <p>Legal Description: 1N2E34CD 01700 ANDERSON AC BLOCK 1 LOT 1 TL 1700</p> <p>Applicant: PAT SAUER THE DESIGN DEPARTMENT P.O. BOX 69 LAKE OSWEGO, OR 97034</p> <p>Owner: OLEG YASKOV 1325 SE 164TH AVE PORTLAND, OR 97233</p> <p>Owner: VITALIY YASINSKIY 1325 SE 164TH AVE PORTLAND, OR 97233</p>						
20-165726-000-00-EA	1213 N AINSWORTH ST, 97217		EA-Zoning & Inf. Bur.- w/mtg	7/19/20		Pending - EA
<p><i>New development consisting of two, four-story, congregate living structures (of similar layout), with trash enclosure. Each building would consist of a communal living/dining/kitchen space on the ground floor and four en-suite bedrooms on each of three upper floors, for a total of 12 en-suite bed/bath rooms per building. Stormwater to be infiltrated on-site via drywell within the central courtyard.</i></p> <p>Legal Description: 1N1E15CB 07900 PRINCIPLE ADD BLOCK 6 LOT 6</p> <p>Applicant: SCHUYLER SMITH POLYPHON ARCHITECTURE & DESIGN 4103 NE TILLAMOOK ST PORTLAND, OR 97212</p> <p>Applicant: SHANE BOLAND OWEN GABBERT LLC PO BOX 11266 PORTLAND, OR 97211</p> <p>Owner: PRESTON M III BROWNING 2126 N FARRAGUT ST PORTLAND, OR 97217</p>						

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20-160275-000-00-EA	3841 SE 52ND AVE, 97206		EA-Zoning & Inf. Bur.- w/mtg	7/2/20		Pending - EA
<p><i>Phase 1: renovate and relocate historic house, add on-site parking & bike parking, & drywell. Phase 2: add 18-unit building, trash enclosure & increase bike parking. Phase 3: add 2nd 18-unit building and second drywell, expand parking & relocate trash enclosure.</i></p>						
	Legal Description: 1S2E07DB 14200 SECTION 07 1S 2E TL 14200 0.43 ACRES		Applicant: CASEY MCGUIRL MCGUIRL DESIGNS & ARCHITECTURE 811 E BURNSIDE ST SUITE 224 PORTLAND OR 97214		Owner: ALLEN & LAIRD FAMILY TR 4823 SW 45TH AVE PORTLAND, OR 97221 Owner: 3823 SE 52ND LLC 4823 SW 45TH AVE PORTLAND, OR 97221	
20-163597-000-00-EA	SW 40TH AVE, 97219		EA-Zoning & Inf. Bur.- w/mtg	7/13/20		Pending - EA
<p><i>The applicant would like to develop the property with either two 4-plex buildings, or 8 Townhouses (with possible land divisions). Stormwater will be disposed as required by City code.</i></p>						
	Legal Description: 1S1E20CB 08300 SECTION 20 1S 1E TL 8300 0.33 ACRES		Applicant: STEVE MILLER EMERIO DESIGN 6445 SW FALLBROOK PLACE, SUITE 100 BEAVERTON OR 97008		Owner: FROG AND TOAD LLC PO BOX 550 SAN ANSELMO, CA 94979	
20-164390-000-00-EA	1313 NW MARSHALL ST, 97209		EA-Zoning & Inf. Bur.- w/mtg	7/13/20		Cancelled
<p><i>Development of full block retaining historic structures.</i></p>						
	Legal Description: 1N1E33AA 02800 COUCHS ADD BLOCK 203 LOT 1-8 LAND & IMPS SEE R140971 (R180218201) FOR OTHER IMPS & R646123 (R180218203) FOR MACH & EQUIP		Applicant: JULIE BRONDER ZGF ARCHITECTS 1220 SW WASHINGTON STREET, SUITE 200 PORTLAND OR 97209 USA		Owner: NORTHRUP INVEST CO P O BOX 66384 PORTLAND, OR 97290	
20-172256-000-00-EA	2900 NE MARINE DR, 97211		EA-Zoning & Inf. Bur.- w/mtg	7/30/20		Application
<p><i>Right of Way Vacation: Vacate PBOT R.O.W. that exists in the middle of the property; create new dedicated R.O.W.s on the perimeter of the property to support ongoing PBOT projects.</i></p>						
	Legal Description: 1N1E01BC 00300 SECTION 01 1N 1E TL 300 3.00 ACRES		Applicant: PHILIP SYDNOR INTEGRATE ARCHITECTURE & PLANNING 1715 N TERRY ST PORTLAND, OR 97217		Owner: WPC MARINE LLC 307 LEWERS ST 6TH FL HONOLULU, HI 96815	

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20-168929-000-00-EA	3335 SE 124TH AVE, 97236		EA-Zoning & Inf. Bur.- w/mtg	7/27/20		Pending - EA
<p><i>Development of 30-unit apartment building with parking. Storm water to drywell or planter/trench.</i></p>						
	Legal Description: 1S2E11BC 10000 SECTION 11 1S 2E TL 10000 0.33 ACRES		Applicant: MIKE MONTGOMERY SIMPL HOME DESIGNS 4931 SW 76TH AVE, PMB 211 PORTLAND, OR 97225		Owner: MAX MOINI 2946 NW 11TH AVE CAMAS, WA 98607-9370	
20-166937-000-00-EA	4624 SW DICKINSON ST, 97219		EA-Zoning & Inf. Bur.- w/mtg	7/21/20		Pending - EA
<p><i>Partial redevelopment of existing apartment complex. Remove 2 existing apartment buildings from the site and add 2 new buildings and a total of 300 dwelling units on site. Stormwater disposal methods to be determined.</i></p>						
	Legal Description: 1S1E31AA 00100 TRIO ADDITION BLOCK 1 TL 100		Applicant: NATHAN JONES OTAK INC 808 SW 3RD AVE, SUITE 300 PORTLAND OR 97204		Owner: CARLTON PERRY 4600 SW DICKINSON ST #5 PORTLAND, OR 97219	
20-163466-000-00-EA	5916 N GREELEY AVE, 97217		EA-Zoning & Inf. Bur.- w/mtg	7/14/20		Pending - EA
<p><i>Retail vending/ food cart pod on paved lot. Lot also has small commercial building in SW corner of property. Approximately 6 mobile trucks 16' long and 8'wide. Some trucks will vend out of the rear of the truck, some out of the side. Trucks will be parked in the rear of the lot and on the East property line and along the North and South perimeter with picnic tables and a fire pit in the middle. Proposal would like to be able to use umbrellas over the tables, but maybe upgrade the outdoor seating in the future by applying for a commercial building permit for permanent outdoor seating or wedding style tent. Food Carts will have access to electricity and water on site. Applicant seeks to have a couple of 450 lb propane tanks for the trucks to have access to. The building will be used for some indoor seating along with retail sales and food/ beverage service if the health department permits. There is also restroom access. Grease will be collected from individual truck grease traps and deposited in to a above ground 4x4x4 plastic food grade tote that will be collected or pumped out from a disposal company. This could be located near the Trash and Recycling area in the NW corner of the lot. Bathrooms will be porta-potty style with two regular potties and one handicap potty located along the North property line near the front of the lot. Trash and recycling will be concealed in a decorative wooden fence screen along the North property line in the NW Corner of the lot and collected by a trash disposal company. Landscaping: There will be several above ground bamboo planting containers to be used as decorative landscaping and separated seating areas. Stormwater: This parking lot seems to drain fine on its own through some seepage but also by draining to the curb at the front of the property. There is an existing rear curb along the whole East property line. Neither adjacent property on the North or South line are paved and there is vegetation and trees between the properties. The building has a flatish torch down roof style with one main rain drain at the back that goes in to a downspout and then directly in to the main sewer line. Proposal would allow to set up some rain catchment at that location to use for landscaping needs.</i></p>						
	Legal Description: 1N1E16CD 06500 WILLAMETTE BLOCK 11 S 48' OF LOT 22		Applicant: EVAN ROSS INTREPID EXPERIENCE LLC 6224 N ATLANTIC AVE PORTLAND, OR 97217		Owner: SUPACHAL WICHAPORN 5706 SE 49TH AVE PORTLAND, OR 97206	

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20-164387-000-00-EA	3114 SE BELMONT ST, 97214		EA-Zoning & Inf. Bur.- w/mtg	7/13/20		Pending - EA
<p><i>5-story apartment building with 24 total units, 2 affordable units at 60% MFI. Drywell in SW corner for stormwater disposal.</i></p> <p>Legal Description: 1S1E01BA 06800 SUNNYSIDE & PLAT 2 & 3 BLOCK 24 E 1/2 OF LOT 4 LOT 5</p> <p>Applicant: MICHAEL PERSO WILLIAM KAVEN ARCHITECTURE 4075 N WILLIAMS AVE #440 PORTLAND OR 97227</p> <p>Owner: NEZ C HALLETT III REV LIV TR PO BOX 10761 PORTLAND, OR 97296</p>						
20-165049-000-00-EA	6635 N BALTIMORE AVE, 97203		EA-Zoning & Inf. Bur.- w/mtg	7/14/20		Pending - EA
<p><i>Proposed alterations include reconfiguring some interior spaces, providing a new entry lobby (Gallery) within the existing building footprint and a new brick entry façade at the lobby. Also proposed are new storage mezzanines, new clerestory windows, and addition of two new exterior stairs. Proposed changes will increase building footprint by less than 500 sf. Estimated construction cost is \$2.2 million. \$800,000 of this will be for voluntary seismic upgrades and required ADA improvements.</i></p> <p>Legal Description: 1N1W12BB 04500 PARTITION PLAT 1992-152 LOT 3</p> <p>Applicant: BRETT SCHULZ BRETT SCHULZ, ARCHITECT PC 2500 NE SANDY BLVD, STE D PORTLAND, OR 97232</p> <p>Owner: WORKSHOP CATHEDRAL OWNER LLC 1030 W CHICAGO AVE #300 CHICAGO, IL 60642</p>						
20-164101-000-00-EA	2410 NE THOMPSON ST, 97212		EA-Zoning & Inf. Bur.- w/mtg	7/10/20		Application
<p><i>In order to provide wheelchair and handicapped access for current disabled family members and to expand living space available to them, the proposal includes the following improvements (at this non-contributing site): a) At the existing front entry, remove the sidewalk and stairs to the public sidewalk and replace with a permanent concrete ramp to the front porch; b) Add ramps, an areaway, and a new door will be added in the west side-yard to allow access to the basement; c) New and replacement basement windows and wells shall be added at the new ramp areaway and at the front of the house to the east and west of the entry to allow more basement lighting and provide legal egress; d) The west side of the house currently has a tall hedge abutting and overhanging the public side walk which will be removed. It will be replaced with a fence that replicates a style, height, and location at the edge of the public sidewalk found at many houses throughout the Irvington neighborhood. It will function both as a guardrail for the new areaway and ramps and as a privacy fence; e) The existing lot is approximately 16 inches to 20 inches above the grade of the public sidewalk on both the west and north sides. The existing stone retaining wall at the sidewalk edge will be retained where practical and new retaining wall will be added on both sides of the lot.</i></p> <p>Legal Description: 1N1E25CB 19400 SECTION 25 1N 1E TL 19400 0.17 ACRES</p> <p>Applicant: SHANNON RUSSELL 2410 NE THOMPSON ST PORTLAND, OR 97212</p> <p>Owner: SHANNON RUSSELL 2410 NE THOMPSON ST PORTLAND, OR 97212-4805</p> <p>Owner: KENNETH RUSSELL 2410 NE THOMPSON ST PORTLAND, OR 97212-4805</p>						

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20-160721-000-00-EA	, 97204		EA-Zoning & Inf. Bur.- w/mtg	7/1/20		Cancelled
<i>Early Assistance This folder was cancelled during the automatic add phase.</i>						
	Legal Description: 1S1E03BD 00700 PORTLAND BLOCK 7 LOT 1-8		Applicant: JON MEHLSCHAU SRG PARTNERSHIP INC 621 SW COLUMBIA ST PORTLAND OR 97201		Owner: MULTNOMAH COUNTY 401 N DIXON ST PORTLAND, OR 97227-1865	
20-160657-000-00-EA	SE WOODSTOCK BLVD, 97206		EA-Zoning & Inf. Bur.- w/mtg	7/7/20		Pending - EA
<i>Portion of property being sold. Remainder of property to be redeveloped to accommodate a new Presbyterian Church and associated site requirements.</i>						
	Legal Description: 1S2E18CA 07100 WOODSTOCK BLOCK 3 INC PT VAC ST LOT 4		Applicant: NEIL LEE LEEKA ARCHITECTURE 1001 SE WATER AVE, STE 175 PORTLAND, OR 97214			
20-164366-000-00-EA	323 SE 7TH AVE, 97214		EA-Zoning & Inf. Bur.- w/mtg	7/13/20		Pending - EA
<i>Upgrade to building shell for future Tenant Improvement: Restripe parking, upgrade entrances, enlarge the windows, and clad and/or paint portions of the exterior. No proposed changes to stormwater, as the entire site is impervious and no additional impervious area is proposed.</i>						
	Legal Description: 1N1E35CC 09500 EAST PORTLAND BLOCK 143 E 4.5' OF LOT 4 LOT 5-8		Applicant: MICHAEL MCLAUGHLIN FLUENT DESIGN 4075 N WILLIAMS, SUITE 210 PORTLAND OR 97227		Owner: 302 SE 7TH OZ LLC 210 SE MADISON ST #19 PORTLAND, OR 97214-4192	
20-166966-000-00-EA	800 SW HARVEY MILK ST, 97205		EA-Zoning & Inf. Bur.- w/mtg	7/22/20		Pending - EA
<i>Project includes demolition of park and parking garage including utilities.</i>						
	Legal Description: 1N1E34CC 04700 PORTLAND BLOCK 1 PORTLAND PARK BLOCKS LOT 1-4		Applicant: GARY DARLING IML SERVICES LLC 500 WEST 8TH ST., STE 205 VANCOUVER, WA 98660		Owner: PORTLAND CITY OF 1120 SW 5TH AVE #1302 PORTLAND, OR 97204-1912	

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20-168143-000-00-EA	15309 SE MAIN ST, 97233		EA-Zoning & Inf. Bur.- w/mtg	7/30/20		Pending - EA
<p><i>Parklane Park is a 5-acre developed park adjacent to an additional 20 acres to the north that are undeveloped. The proposed project includes improvement to the existing park, and development of the adjacent site to expand the park to 25 acres. Proposed program elements include: Play area improvements including water play feature, Sport courts, including tennis and basketball courts, Soccer fields including two lit synthetic turf soccer fields and one grass field, Skatepark, Picnic areas, Two off-leash dog areas, A new restroom in addition to existing Portland Loo, Community garden adjacent to existing Oliver-Parkland Community Garden, Pedestrian paths, Planting and irrigation, Site lighting, Two off-street parking areas, one in the eastern portion of the site with 47 spaces and one in the western portion of the site with 48 spaces. Note: Space has been reserved on the site plan for a potential future aquatic center, but it is not proposed with this project.</i></p>						
<p>Legal Description: 1S2E01AC 00300 NEWHURST PK LOT 27-30 TL 300</p>			<p>Applicant: ELIZABETH DECKER JET PLANNING 1300 SE STARK ST, SUITE 211 PORTLAND OR 97214 USA</p>		<p>Owner: PORTLAND CITY OF 1221 SW 4TH AVE #130 PORTLAND, OR 97204-1900</p>	
			<p>Applicant: ANDREA KUNS WALKER MACY 111 SW OAK ST #200 PORTLAND OR 97204 USA</p>			
20-170412-000-00-EA	2706 SE POWELL BLVD, 97202		EA-Zoning & Inf. Bur.- w/mtg	7/27/20		Pending - EA
<p><i>Porch Hang is a new construction 5 story multifamily project with ground floor retail and common areas. No parking is proposed on site. 28 residential units are proposed, with affordable housing being provided in the building. A large central courtyard, open air corridors and shared outdoor areas throughout the building help provide residents with a safe way to be outdoors. Total area of building will be +-16,500 SF. The existing structure and site improvements will be demolished.</i></p>						
<p>Legal Description: 1S1E12CB 13000 SECTION 12 1S 1E TL 13000 0.12 ACRES</p>			<p>Applicant: BEN CARR BEN CARR ARCHITECT 1950 NE EVERETT ST #507 PORTLAND OR 97232 USA</p>		<p>Owner: CATHOLIC CHARITIES 2740 SE POWELL BLVD PORTLAND, OR 97202</p>	
					<p>Owner: CARITAS HOUSING INITIATIVES LLC 2740 SE POWELL BLVD PORTLAND, OR 97202-2069</p>	
20-164550-000-00-EA	2431 NW IRVING ST, 97210		EA-Zoning Only - no mtg	7/10/20		Cancelled
<p><i>Proposal of lot line confirmation to separate the existing 2 buildings on its own tax lots</i></p>						
<p>Legal Description: 1N1E33BC 16300 KINGS 2ND ADD BLOCK 6 LOT 1-5 E 39' OF LOT 8</p>			<p>Applicant: KYM NGUYEN CONCEPT DESIGN AND ASSOCIATES LLC 522 NW 23RD AVE SUITE F PORTLAND OR 97210</p>		<p>Owner: NOB HILL APARTMENTS LLC 660 VERMONT ST #C SAN FRANCISCO, CA 94107-2636</p>	

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20-160784-000-00-EA	4427 NE PRESCOTT ST, 97218		EA-Zoning Only - no mtg	7/1/20		Completed
	<i>Multi-family unit development in the RM1 zone.</i>					
	Legal Description: 1N2E19BC 16400 STEIGERWALD ADD BLOCK 3 LOT 15&16		Applicant: DANIEL SILVEY DBS GROUP, LLC PO BOX 205 TUALATIN OR 97062		Owner: DBS GROUP LLC PO BOX 205 TUALATIN, OR 97062	
20-168616-000-00-EA	1945 SE WATER AVE, 97214		EA-Zoning Only - no mtg	7/24/20		Pending - EA
	<i>200KW roof mount PV Solar. Will be installed on the building built in 1992, not any of the historic building on the property. Solar can not be seen from ground level.</i>					
	Legal Description: 1S1E03D 00300 SECTION 03 1S 1E TL 300 7.01 ACRES		Applicant: SHANNON WALL IMAGINE ENERGY 7001 NE COLUMBIA BLVD PORTLAND OR 97218 USA		Owner: OREGON MUSEUM OF SCIENCE & INDUSTRY 1945 SE WATER AVE PORTLAND, OR 97214-3356	
20-169427-000-00-EA	7414 S MILES PL, 97219		EA-Zoning Only - no mtg	7/30/20		Pending - EA
	<i>Questions about remodeling and expansion of house and potential reviews needed, including how vesting would work in terms of land use approvals and potential Residential Infill Project code changes.</i>					
	Legal Description: 1S1E22AC 01600 WILLAMETTE OAKS PK LOT 32		Applicant: MICHAEL BURDICK 7414 SW MILES PL PORTLAND, OR 97219		Owner: THOMAS SOPPE 7414 SW MILES PL PORTLAND, OR 97219 Owner: MICHAEL BURDICK 7414 SW MILES PL PORTLAND, OR 97219	

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20-167455-000-00-EA	6928 N MARYLAND AVE, 97217		EA-Zoning Only - no mtg	7/20/20		Pending - EA
<p><i>The project involves 3 separate tax lots that are adjacent to one another. The project will have one building across all three properties with four stories above grade and a partial basement. Building use is R2 Multi-family with 105 dwelling units and will include inclusionary housing. No off street vehicular parking, interior bicycle storage, interior trash room. Site to utilize on-site drywell.</i></p>						
	Legal Description: 1N1E15BC 04900 GOOD MORNING ADD BLOCK 11 LOT 5		Applicant: JAMES CASEY MCGUIRL MCGUIRL DESIGNS AND ARCHITECTURE 811 E BURNSIDE, #224 PORTLAND OR 97214 USA		Owner: ASH APARTMENTS LLC 815 SE 23RD AVE PORTLAND, OR 97214 Owner: SNOWBELL LLC 815 SE 23RD AVE PORTLAND, OR 97214 Owner: MARYLAND 3 LLC 6925 N MARYLAND AVE PORTLAND, OR 97217	
20-165167-000-00-EA	2431 NW IRVING ST, 97210		EA-Zoning Only - w/mtg	7/15/20		Pending - EA
<p><i>Proposal of lot line confirmation to separate the existing 2 buildings on its own tax lots</i></p>						
	Legal Description: 1N1E33BC 16300 KINGS 2ND ADD BLOCK 6 LOT 1-5 E 39' OF LOT 8		Applicant: KYM NGUYEN CONCEPT DESIGN AND ASSOCIATES LLC 522 NW 23RD AVE SUITE F PORTLAND OR 97210		Owner: NOB HILL APARTMENTS LLC 660 VERMONT ST #C SAN FRANCISCO, CA 94107-2636	
20-164098-000-00-EA	2410 NE THOMPSON ST, 97212		EA-Zoning Only - w/mtg	7/10/20		Cancelled
<p><i>Early Assistance This folder was cancelled during the automatic add phase.</i></p>						
	Legal Description: 1N1E25CB 19400 SECTION 25 1N 1E TL 19400 0.17 ACRES		Applicant: SHANNON RUSSELL 2410 NE THOMPSON ST PORTLAND, OR 97212		Owner: SHANNON RUSSELL 2410 NE THOMPSON ST PORTLAND, OR 97212-4805 Owner: KENNETH RUSSELL 2410 NE THOMPSON ST PORTLAND, OR 97212-4805	

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20-172121-000-00-EA	6935 NE 82ND AVE, 97220		EA-Zoning Only - w/mtg	7/30/20		Pending - EA
<p><i>Avail car share would be leasing existing parking spaces from AirPark for their car share business.</i></p>						
	Legal Description: 1N2E17AD 00100 AIRWAY PARK LOT 1		Applicant: LISA CIANCIOLO GASTINGERWALKER AND SENIOR ASSOCIATE 817 WYANDOTTE KANSAS CITY, MO 64105		Owner: NEWMARK AIRPORT LLC 1730 SW SKYLINE BLVD #121 PORTLAND, OR 97221	
20-164095-000-00-EA	2410 NE THOMPSON ST, 97212		EA-Zoning Only - w/mtg	7/10/20		Cancelled
<p><i>In order to provide wheelchair and handicapped access for current disabled family members and to expand living space available to them, the proposal includes the following improvements: a) At the existing front entry, remove the sidewalk and stairs to the public sidewalk and replace with a permanent concrete ramp to the front porch; b) Add ramps, an areaway, and a new door will be added in the west side-yard to allow access to the basement; c) New and replacement basement windows and wells shall be added at the new ramp areaway and at the front of the house to the east and west of the entry to allow more basement lighting and provide legal egress; d) The west side of the house currently has a tall hedge abutting and overhanging the public side walk which will be removed. It will be replaced with a fence that replicates a style, height, and location at the edge of the public sidewalk found at many houses throughout the Irvington neighborhood. It will function both as a guardrail for the new areaway and ramps and as a privacy fence; e) The existing lot is approximately 16 inches to 20 inches above the grade of the public sidewalk on both the west and north sides. The existing stone retaining wall at the sidewalk edge will be retained where practical and new retaining wall will be added on both sides of the lot.</i></p>						
	Legal Description: 1N1E25CB 19400 SECTION 25 1N 1E TL 19400 0.17 ACRES		Applicant: SHANNON RUSSELL 2410 NE THOMPSON ST PORTLAND, OR 97212		Owner: SHANNON RUSSELL 2410 NE THOMPSON ST PORTLAND, OR 97212-4805	Owner: KENNETH RUSSELL 2410 NE THOMPSON ST PORTLAND, OR 97212-4805
20-164289-000-00-EA	2636 NE DEKUM ST, 97211		PC - PreApplication Conference	7/10/20		Pending - EA
<p><i>A Pre-Application Conference to discuss a Comprehensive Plan and Zoning Map Amendment from C11 (Campus Institutional, Chapter 33.150 of the Portland Zoning Code) to R5.(Single Dwelling Residential, Chapter 33.110 of the Portland Zoning Code) on five residential lots. These properties were part of the Concordia University site.</i></p>						
	Legal Description: 1N1E13BC 14500 IRVINGTON PK BLOCK 72 E 1/2 OF LOT 17 E 1/2 OF LOT 18 EXC PT IN ST		Applicant: PETER FINLEY FRY FINLEY FRY 303 NW UPTOWN TERRACE #1B PORTLAND OR 97210		Owner: CONCORDIA UNIVERSITY FOUNDATION 2811 NE HOLMAN ST PORTLAND, OR 97211-6067	
			Applicant: GEORGE THURSTON CONCORDIA UNIVERSITY FOUNDATION 2811 NE HOLMAN PORTLAND OR 97211 USA			

Early Assistance Intakes

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
20-170632-000-00-EA	1313 NW MARSHALL ST, 97209		PC - PreApplication Conference	7/27/20		Pending - EA
<p><i>Development of full block retaining historic structures.</i></p> <p>Legal Description: 1N1E33AA 02800 COUCHS ADD BLOCK 203 LOT 1-8 LAND & IMPS SEE R140971 (R180218201) FOR OTHER IMPS & R646123 (R180218203) FOR MACH & EQUIP</p> <p>Applicant: JULIE BRONDER ZGF ARCHITECTS 1220 SW WASHINGTON STREET, SUITE 200 PORTLAND OR 97209 USA</p> <p>Owner: NORTHROP INVEST CO P O BOX 66384 PORTLAND, OR 97290</p>						
20-170203-000-00-EA	919 SW TAYLOR ST, 97205		PC - PreApplication Conference	7/30/20		Pending - EA
<p><i>The existing copper metal standing seam roofing along the perimeter sloped roof of the building at 919 SW Taylor Street is deteriorated. The Owner wishes to replace the existing standing seam copper roof of the Studio Building with a new metal roof.</i></p> <p>Legal Description: 1S1E03BB 05700 PORTLAND BLOCK 219 LOT 3&4</p> <p>Applicant: DAVID WARK HENNEBERY EDDY ARCHITECTS INC 921 SW WASHINGTON ST, STE 250 PORTLAND OR 97205 USA</p> <p>Applicant: DAN PETRESCU HENNEBERY EDDY ARCHITECTS 921 SW WASHINGTON ST, SUITE 250 PORTLAND OR 97205 USA</p> <p>Owner: TOM MOYER THEATRES 760 SW 9TH AVE #2250 PORTLAND, OR 97205-2584</p>						
20-163896-000-00-EA	520 NW 13TH AVE, 97209		PC - PreApplication Conference	7/9/20		Cancelled
<p><i>Development of a 7-story office building, with retail on the ground floor. It will be approximately 90,564 square feet, including the below-ground area devoted to parking. The top 6 floors will be for office use, with retail space on the ground floor. 35 parking spaces will be provided in an underground garage. (See previously-approved LU case for this project, which expires July 2020: LU 16-153002 HR AD.</i></p> <p>Legal Description: 1N1E33AD 04000 COUCHS ADD BLOCK 87 LOT 2&3</p> <p>Applicant: BRENT HEDBERG SPECHT DEVELOPMENT, INC 10260 SW GREENBURG RD #170 PORTLAND OR 97223</p> <p>Owner: PBE LLC 431 BURGESS DR STE 110 MENLO PARK, CA 94025</p>						

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
20-166904-000-00-EA	NE 66TH AVE, 97218		PC - PreApplication Conference	7/20/20		Pending - EA
<p><i>A Pre-Application Conference to discuss a Zoning Map Amendment in Compliance with the Comprehensive Plan Map. The site is currently zoned RF (Residential Farm and Forest). The Comprehensive Plan Map designation is IS (Industrial Sanctuary). The base zone would change to IG2 (General Industrial). The purpose is to use this site for additional employee parking for an adjacent business.</i></p>						
	Legal Description: 1N2E17CB 00600 SECTION 17 1N 2E TL 600 0.32 ACRES		Applicant: ROBERT J JR ARDISSONO 7628 NE 140TH PL KIRKLAND, WA 98034		Owner: ARDISSONO, ROBERT J JR TR PO BOX 80615 INDIANAPOLIS, IN 46280	
			Applicant: BRIDGET A ARDISSONO 7628 NE 140TH PL KIRKLAND, WA 98034		Owner: ARDISSONO, BRIDGET A TR PO BOX 80615 INDIANAPOLIS, IN 46280	

20-170563-000-00-EA	5003 N COLUMBIA BLVD, 97203		PC - PreApplication Conference	7/27/20		Application
<p><i>The project consists of five 34,000 gallon stainless steel tanks with ladders and platforms, mix pumps, unload pumps and feed pumps plus a heat exchanger, a small prefab fiberglass shed for electrical equipment, a davit crane, a hot water pressure washer and odor control. All of the equipment and above ground outdoor piping is on a concrete slab with a containment curb. Stormwater within the containment curb is directed to treatment in the plant wastewater treatment system. The system receives liquid fats, oil and grease (FOG) and liquid food waste slurry (FWS) from tanker trucks. There is a separate train for each material, the FOG train has a heat exchanger to keep the FOG at approximately 90 degrees F so it doesn't congeal. FWS is stored at ambient temperature and is not heated. The system stores and mixes the waste products prior to be slowly injected into existing CBWTP anerobic digesters to increase biogas production for use at the plant to generate electricity and heat for plant use.</i></p>						
	Legal Description: 1N1E05C 00800 SECTION 05 1N 1E TL 800 70.44 ACRES		Applicant: JEFF MAAG CITY OF PORTLAND BES 5001 N COLUMBIA BLVD PORTLAND OR 97203		Owner: PORTLAND CITY OF 1120 SW 5TH AVE #1000 PORTLAND, OR 97204-1912	

Early Assistance Intakes

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
20-172393-000-00-EA	16202 NE MASON ST, 97230		PC - PreApplication Conference	7/30/20		Application
<p><i>PGE is installing a wireless two-way internal communications system for PGE's home base to communicate with our substations throughout the service area</i></p>						
	<p>Legal Description: 1N3E19C 00301 PARTITION PLAT 1993-46 LOT 1 DEPT OF REVENUE</p>		<p>Applicant: KELSEY TROSTLE PORTLAND GENERAL ELECTRIC COMPANY 121 SW SALMON STREET 1WTC1302 PORTLAND OR 97204 USA</p>		<p>Owner: P G E CO 121 SW SALMON ST PORTLAND, OR 97204</p>	
			<p>Applicant: TARUN GUDZ PORTLAND GENERAL ELECTRIC COMPANY 121 SW SALMON ST PORTLAND OR 97207 USA</p>			
20-152910-000-00-EA	230 SW 2ND AVE, 97204		PC - PreApplication Conference	7/10/20		Pending - EA
<p><i>A Pre-Application Conference to discuss a 5-story, 136 room hotel. Gross building square footage is expected to be around 80,540. No off-street parking is proposed. Loading takes access from SW Pine Street. The site is located in the Old Town/Skidmore Fountain Historic District.</i></p>						
	<p>Legal Description: 1N1E34CD 03800 PORTLAND BLOCK 29 LOT 5-8</p>		<p>Applicant: STEPHEN WENDELL MOUNTAIN SHORE PROPERTIES 123 NORTH COURT STREET FAYETTEVILLE WV 25840 USA</p>		<p>Owner: GREMAR LLC 920 SW 6TH AVE PORTLAND, OR 97204</p>	<p>Owner: LOT-49 LLC 920 SW 6TH AVE PORTLAND, OR 97204</p>
20-160245-000-00-EA	14151 NE SAN RAFAEL ST, 97230		Public Works Inquiry	7/6/20		Completed
<p><i>Remodel existing structure from an office building to a residence.</i></p>						
	<p>Legal Description: 1N2E26DA 07000 RICHLAND LOT 7 TL 7000</p>		<p>Applicant: ZAC HORTON FASTER PERMITS 2000 SW 1ST AVE #420 PORTLAND OR 97201</p>		<p>Owner: NOVA DEVELOPMENT INC 11439 NE MORRIS ST PORTLAND, OR 97220</p>	

Early Assistance Intakes

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
20-160742-000-00-EA	NW SKYLINE BLVD, 97231		Public Works Inquiry	7/1/20		Completed
<i>Inquiring about building a single family home and had some initial questions. Several questions pertain to onsite issues, that won't be addressed by the PW Inquiry responses for the public right-of-way.</i>						
	Legal Description: 1N1W04C 00700 SECTION 04 1N 1W TL 700 5.36 ACRES FARM DISQUAL 2013-2017, 5.36 ACRES, \$8,809.52 - POTENTIAL ADDITIONAL TAX		Applicant: JOSHUA BLAZE 4128 N MONTANA AVE PORTLAND, OR 97217		Owner: LESLIE BLAIZE 9630 NW SKYLINE BLVD PORTLAND, OR 97231-2614	

Total # of Early Assistance intakes: 45

19-267610-000-00-FP	8739 SE WASHINGTON ST - UNIT A, 97216	FP - Final Plat Review		7/15/20		Under Review
<i>Final plat to create two parcels.</i>						
	Legal Description: 1S2E04BA 16500 ALTAMEAD BLOCK 7 LOT 10		Applicant: KEVIN PARTAIN URBAN VISIONS 223 NE 56TH AVE PORTLAND OR 97213		Owner: FX HOMES PO BOX 1540 SANDY, OR 97055-1540	
19-258445-000-00-FP	1325 SW GIBBS ST, 97239	FP - Final Plat Review		7/16/20		Under Review
<i>Final plat to create one parcel and one tract.</i>						
	Legal Description: 1S1E09BD 02900 PORTLAND CITY HMSTD BLOCK 78 LOT 5-7		Applicant: JESSE WINTEROWD WINTERBROOK PLANNING 610 SW ALDER ST #810 PORTLAND OR 97205		Owner: MARTINI PROPERTIES LP 15450 SE FOR MOR CT CLACKAMAS, OR 97015	
18-235195-000-00-FP	4139 NE AINSWORTH ST, 97211	FP - Final Plat Review		7/9/20		Under Review
<i>Final plat to create two parcels.</i>						
	Legal Description: 1N1E13DA 03200 AINSWORTH PK ADD BLOCK 1 LOT 4		Applicant: REBEKAH ANDERSON PO BOX 13434 PORTLAND, OR 97213		Owner: REBEKAH ANDERSON PO BOX 13434 PORTLAND, OR 97213	

Total # of FP FP - Final Plat Review permit intakes: 3

Total # of Final Plat intakes: 3

Land Use Review Intakes

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
20-169889-000-00-LU	2707 SE 85TH AVE, 97266	AD - Adjustment	Type 2 procedure	7/24/20		Application
<i>Single PDF - NEW LANDSCAPING PER 20-119711-AD</i>						
	Legal Description: 1S2E09BB 06900 TABOR VIEW BLOCK 4 E 10' OF LOT 2 LOT 3&4		Applicant: MILDRED WHITE BAMA ARCHITECTURE & DESIGN LLC 7350 SE MILWAUKIE AVE PORTLAND OR 97202		Owner: MARIA C B SALMON PO BOX 19496 PORTLAND, OR 97280	
20-164787-000-00-LU	6825 SW 45TH AVE, 97219	AD - Adjustment	Type 2 procedure	7/9/20		Incomplete
<i>Adjustment requested to building height: 33.120.215.B.1 and TABLE 120-3. A four-story wood frame multifamily building, with a concrete basement garage, is proposed at the corner of SW 45th Ave and California St. The site is zoned RM-2, multi-family residential. The building will have 121 residential units, including affordable apartments to satisfy Inclusionary Housing requirements, and 112 parking spaces. A building height of 47'-6" is proposed which exceeds the 45' height limit by 30'.</i>						
	Legal Description: 1S1E19AA 00400 BELLA VISTA BLOCK 2 LOT 2&3 EXC PT IN ST LOT 4 EXC PT IN STS, LOT 5 EXC PT IN ST		Applicant: ARMIN QUILICI QUILICI ARCHITECTURE AND DESIGN 210 SW MORRISON ST, SUITE 600 PORTLAND OR 97204 USA		Owner: GABRIEL 45 LLC 210 SW MORRISON ST #600 PORTLAND, OR 97204-3150	
20-167306-000-00-LU	SE COOPER ST, 97206	AD - Adjustment	Type 2 procedure	7/16/20		Pending
<i>We propose to build a home on R645975. Please see attached plans. This exact same plan was approved at 4523 NE 35th but the zoning/planning has recently changed. We are requesting an adjustment and to be allowed to build this home.</i>						
	Legal Description: 1S2E19BB 11701 DOVER BLOCK 5 LOT 15		Applicant: TYLER DODGE FOUND REALTY 668 MCVEY AVENUE, #45 LAKE OSWEGO, OR 97034		Owner: SADIE CHENG 4550 HANOI PL DULLES, VA 20189-4550 Owner: TODD CHENG 4550 HANOI PL DULLES, VA 20189-4550	
20-166364-000-00-LU	127 SW SALMON ST, 97204	AD - Adjustment	Type 2 procedure	7/14/20		Pending
<i>Installation of (1) projecting sign on the west elevation on SW 2nd St.</i>						
	Legal Description: 1S1E03BA 02100 PORTLAND BLOCK 12 LOT 1-4 5-8 EXC PT IN ST		Applicant: DAN OSTERMAN TUBE ART 4243-A SE INTERNATIONAL WAY MILWAUKIE, OR 97007		Owner: 121 SW SALMON ST CORP 121 SW SALMON ST PORTLAND, OR 97204-9951	

Total # of LU AD - Adjustment permit intakes: 4

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
20-163016-000-00-LU	2728 NE 34TH AVE, 97212	CU - Conditional Use	Type 2 procedure	7/2/20		Void/ Withdrawn
<p><i>AT&T is proposing construct a new, 44'-2" bell tower, by replacing the current steeple, for a new WCF on an existing church building owned by Grant Park Baptist Church. The proposed lease area, 12'-0" by 7'-0" (84 Square Feet), is located at the North West area of the Property. AT&T is also proposing a 10' extension to the new bell tower, which will be 10' higher than the current, existing steeple. The proposed bell tower will be designed and painted to match the existing church building architecture. The antennas, RRHs and accessory equipment will be concealed behind FRP panels (painted to match exterior) inside the bell tower.</i></p>						
<p>Legal Description: 1N1E25AC 09600 HOLLYROOD BLOCK 7 LOT 11-13 POTENTIAL ADDITIONAL TAX</p>			<p>Applicant: GERMAINE BAZAN J5 INFRASTRUCTURE PARTNERS C/O AT&T / NEW CINGULAR WIRELESS 1410 E 9TH ST NEWBERG, OR 97132</p>		<p>Owner: GRANT PARK BAPTIST CHURCH 2728 NE 34TH AVE PORTLAND, OR 97212-2701</p>	

Total # of LU CU - Conditional Use permit intakes: 1

20-163612-000-00-LU	LLOYD CENTER, 97232	DZ - Design Review	Type 2 procedure	7/6/20		Pending
<p><i>Install (1) 70.68sqft illuminated wall sign to replace the existing 31.86sqft wall sign (19-184706 SG)</i></p>						
<p>Legal Description: 1N1E26CD 13100 HOLLADAYS ADD BLOCK 201-204 TL 13100</p>			<p>Applicant: CHRIS BROWN RAMSAY SIGNS INC 9160 SE 74TH AVE PORTLAND OR 97206</p>		<p>Owner: TMT LLOYD RETAIL INC P.O.BOX 800729 DALLAS, TX 75380-0729</p>	

20-168183-000-00-LU	631 NE GRAND AVE, 97232	DZ - Design Review	Type 2 procedure	7/21/20		Pending
<p><i>This proposal is for an exterior envelope modification of existing building in a CXd zone. Modification are to east façade facing Grand Ave. and north façade facing NE Irving St. Scope includes rebuilding the existing stucco assembly and cleaning/painting existing cast-in-place concrete walls to create cohesive design, removing (2) egress alcoves that are not needed and filling in wall to match adjacent exterior finish, replacing existing storefront windows, rebuilding entry vestibule to include aluminum storefront, replacing wall sconces (ext. lighting) and most notably cutting new openings along Irving St., for (4) new storefront windows.</i></p>						
<p>Legal Description: 1N1E35BC 03000 WHEELERS ADD E 30' OF NW 1/4 OF BLOCK 9 NE 1/4 OF BLOCK 9 EXC PT IN ST</p>			<p>Applicant: COPELAND DOWNS SCOTT EDWARDS ARCHITECTURE 2525 E BURNSIDE ST PORTLAND, OR 97214</p>		<p>Owner: GRAND AVENUE LLC 3250 NE ALAMEDA TER PORTLAND, OR 97212-1634</p>	

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
20-168351-000-00-LU	1650 NW NAITO PKWY, 97209	DZ - Design Review	Type 2 procedure	7/16/20		Pending
<p><i>Demolition and modernization of the entries of Fremont Place I and II: Demolish existing entries and replace with new curtainwall and metal panel rainscreen and roofing to be tied into the existing structure. The Naito (west) Entry of Fremont Place I is an add alternate scope element modification, pending final contractor pricing. (Otherwise the existing condition will remain as is at that location.) No change to the existing building use or occupancy. No modifications to the parking lot which was modified under LU 17-113453. Add landscape pavilion structure: Provide new steel and wood pavilion structure with landscaping, lighting and built in benches. New stormwater drainage connection for plaza and pavilion. Sidewalk modifications on the south side of Fremont Place II for site drainage part of a second phase addition, to be submitted for separate building permit in conjunction with the adjacent Fremont Apartment plaza construction.</i></p>						
<p>Legal Description: 1N1E28DD 00401 PARTITION PLAT 2019-28 LOT 1 TL 401</p>			<p>Applicant: ERIC LI TVA ARCHITECTS 920 SW 6TH AVENUE, SUITE 1500 PORTLAND OR 97204 USA</p>		<p>Owner: FREMONT OZ OWNER LLC 1211 SW 5TH AVE STE 700 PORTLAND, OR 97204</p> <p>Owner: RREF III-P FREMONT PLACE LLC 1895 NW FRONT AVE #122 PORTLAND, OR 97209</p>	
20-162060-000-00-LU	420 NE HOLLADAY ST, 97232	DZ - Design Review	Type 2 procedure	7/1/20		Incomplete
<p><i>Exterior Work: Adding decorative fins to North, South and West facades and new mural to East façade. New signage (4) and exterior lighting proposed. Adding two outdoor seating areas in South (uncovered) portion of surface parking slab. Replacement of windows on North façade. Replacement of storefront windows where needed. New entry locations along North/East for hotel/restaurant. Interior Work: Gut renovation of first floor lobby, restaurant and shuttered spa area. The 4 signs are as follows: 1 facing NE MLK Jr Blvd, 1 at the entrance to parking along NE Holladay St, 1 wrapping the corner of and facing both NE Holladay @ NE Grand Ave, 1 at the stair tower facing NE Grand Ave.</i></p>						
<p>Legal Description: 1N1E35BC 00700 HOLLADAYS ADD BLOCK 43 LOT 1&2&7&8 EXC PT IN ST</p>			<p>Applicant: SHEA GILLIGAN BRETT SCHULZ ARCHITECT 2500 NE SANDY BLVD STE D PORTLAND, OR 97232</p>		<p>Owner: PDC DBA PROSPER PORTLAND 222 NW 5TH AVE PORTLAND, OR 97209-3812</p>	
20-169350-000-00-LU	10301 SE STARK ST, 97216	DZ - Design Review	Type 2 procedure	7/23/20		Pending
<p><i>Propose an interior & exterior façade remodel of an existing vacant building, including a change of use from restaurant to bank. Space will be demised to 2,960 SF for use as a bank, and an additional space will be created for future use or sub-lease. Site Improvements will include minor grading to accommodate accessible path of travel to building entrance from public right of way and accessible stalls. North of the property is a USPS office. The two parcels directly north of the project site are also owned by the same owner. There is a driveway on each street into the parking lot. The project will use the existing stormwater system & no changes are proposed. Catch basins are located just north of the site in the driveway between the project building and the post office, and there is a manhole just south of the catch basins on the project site. The storm sewer line runs south across the parking lot to the manhole in Stark Street.</i></p>						
<p>Legal Description: 1N2E34CC 01900 SECTION 34 1N 2E TL 1900 0.84 ACRES</p>			<p>Applicant: ARAIN SANDERS PM DESIGN GROUP 3860 BROADWAY, STE 110 AMERICAN CANYON, CA 94503</p>		<p>Owner: DUNSON 205 LLC 808 SW ALDER ST #200 PORTLAND, OR 97205</p>	

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
20-163300-000-00-LU	420 NE HOLLADAY ST, 97232	DZ - Design Review	Type 2 procedure	7/1/20		Void/ Withdrawn
<p><i>Exterior Work: Adding decorative fins to North, South and West facades and new mural to East facade. New signage (4) and exterior lighting proposed. Adding two outdoor seating areas in South (uncovered) portion of surface parking slab. Replacement of windows on North facade. Replacement of storefront windows where needed. New entry locations along North/East for hotel/restaurant. Interior Work: Gut renovation of first floor lobby, restaurant and shuttered spa area. No change in stormwater proposed. Renovation of an existing building with no change to building footprint. The 4 signs are as follows: 1 facing NE MLK Jr Blvd, 1 at the entrance to parking along NE Holladay St, 1 wrapping the corner of and facing both NE Holladay @ NE Grand Ave, 1 at the stair tower facing NE Grand Ave.</i></p>						
<p>Legal Description: 1N1E35BC 00700 HOLLADAYS ADD BLOCK 43 LOT 1&2&7&8 EXC PT IN ST</p>			<p>Applicant: SHEA GILLIGAN BRETT SCHULZ ARCHITECT 2500 NE SANDY BLVD STE D PORTLAND, OR 97232</p>		<p>Owner: PDC DBA PROSPER PORTLAND 222 NW 5TH AVE PORTLAND, OR 97209-3812</p>	
20-169249-000-00-LU	SW ALDER ST, 97204	DZ - Design Review	Type 3 procedure	7/23/20		Pending
<p><i>The project proposes changes to the ground floor retail along Southwest 4th Avenue which will involve increased visual access to tenants, access to light, façade articulation and an emphasis of the ground floor. Elements being proposed include: New unified and articulated storefront with increased storefront height at corner bays and recessed storefronts providing continuous soffit along entries, lower window sills in some locations, demarcation of ground floor from upper levels, new translucent canopies emphasizing corners and allowing light to reach the pedestrian level, designated tenant signage zone with new blade signs, and updated paint scheme surrounding entire building. These modifications work to improve the pedestrian experience along Southwest 4th Ave. by creating a brighter more welcoming environment along the building elevation.</i></p>						
<p>Legal Description: 1N1E34CD 09000 PORTLAND BLOCK 48 LOT 5-8 LAND ONLY SEE R246083 (R66770-5811) FOR IMPS</p>			<p>Applicant: RANDALL RIEKS HENNEBERY EDDY ARCHITECTS 921 SW WASHINGTON STE 250 PORTLAND OR 97205</p>		<p>Owner: MARK CENTRAL PLAZA LLC 111 SW COLUMBIA ST #1380 PORTLAND, OR 97201-5845</p>	
			<p>Applicant: JON MCGREW HENNEBERY EDDY ARCHITECTS 921 SW 9TH AVE, SUITE 250 PORTLAND OR 97205</p>			
Total # of LU DZ - Design Review permit intakes: 7						
20-161080-000-00-LU	729 NE OREGON ST, 97232	DZM - Design Review w/ Modifications	Type 3 procedure	7/2/20		Incomplete
<p><i>The proposed development is a (2) block development on a portion of the site of the existing Oregon Square block. Two commercial office buildings are being proposed on Block 90 (SW) and Block 103 (SE). The buildings are (5) stories and (6) stories respectfully totaling 413,000 GSF. The blocks will sit on one level of underground parking serving both buildings.</i></p>						
<p>Legal Description: 1N1E35BC 01600 HOLLADAYS ADD BLOCK 90 INC PT VAC ST LOT 5 EXC PT IN ST INC PT VAC ST LOT 6-7, INC PT VAC STS LOT 8</p>			<p>Applicant: KYLE ANDERSEN GBD ARCHITECTS 1120 NW COUCH SUITE 300 PORTLAND OR 97209</p>		<p>Owner: AAT LLOYD DISTRICT LLC 11455 EL CAMINO REAL #200 SAN DIEGO, CA 92130-2047</p>	

Total # of LU DZM - Design Review w/ Modifications permit intakes: 1

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
20-172726-000-00-LU	5270 S LANDING SQUARE DR - UNIT 15-A, 97239	GW - Greenway	Type 2 procedure	7/31/20		Application
<p><i>Project consists of reconfiguring exterior wall fenestrations at two rooms facing the Willamette River, and replacing two windows and doors in their present location with upgraded and taller windows and doors. Re-siding wall will match existing siding and color. A building permit was obtained (20-112373-000-00-CO 1/31/20) for similar exterior work which also included expanding the Main Bedroom approximately 4 feet onto an existing patio and underneath an existing overhang. That work was also under the exempted \$25,000 valuation, but it was decided to cancel the permit so that interior remodeling work could begin first. The proposed work for this Land Use Review could once again obtain a building permit without going through the Greenway Review, but the owner has elected to do the window and door replacement within the sequencing of construction work rather than to complete the interior work and close out that permit (2020-122574-000-00-C 4/06/20).</i></p>						
<p>Legal Description: 1S1E15BD 90084 THE LANDING CONDOMINIUMS LOT 15-A</p>			<p>Applicant: RODERICK ASHLEY RODERICK ASHLEY ARCHITECT PO BOX 4183 PORTLAND OR 97208</p>		<p>Owner: MINOR FAMILY REV TR 621 SHADOWHAWK WAY WALNUT CREEK, CA 94595</p>	
20-167251-000-00-LU	11706 S RIVERWOOD RD, 97219	GW - Greenway	Type 2 procedure	7/16/20		Pending
<p><i>Redevelopment of single family home; associated utility work; new landscaping; removal of non-conforming outbuildings.</i></p>						
<p>Legal Description: 1S1E35AC 02600 RIVERWOOD LOT 6 TL 2600</p>			<p>Applicant: DAVID THOMPSON DTHOMPSON PROPERTIES LLC 750 NE COLUMBIA PORTLAND, OR 97211</p>		<p>Owner: D THOMPSON PROPERTIES LLC 750 NE COLUMBIA BLVD PORTLAND, OR 97211</p>	
Total # of LU GW - Greenway permit intakes: 2						
20-163902-000-00-LU	2650 NE M L KING BLVD, 97212	HR - Historic Resource Review	Type 1x procedure	7/8/20		Incomplete
<p><i>Install (3) illuminated wall signs for Nike at this location. Sign A: 113.75sqft, Sign B1: 32.97sqft, Sign B2: 32.97sqft. Total Signage: 179.69sqft</i></p>						
<p>Legal Description: 1N1E26BC 18800 ALBINA BLOCK 6&7 TL 18800</p>			<p>Applicant: CHRIS BROWN RAMSAY SIGNS INC 9160 SE 74TH AVE PORTLAND OR 97206</p>		<p>Owner: ALAMEDA EQUITIES LLC PO BOX 25716 PORTLAND, OR 97298-0716</p>	

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
20-163884-000-00-LU	1001 SE WATER AVE, 97214	HR - Historic Resource Review	Type 1x procedure	7/7/20		Pending
<p><i>The applicant is seeking Historic Resource Review approval for a proposal add a 499 SF outdoor deck to the east side of the Eastbank Commerce Center building. The restaurant tenant, Clarklewis, is located at the SE corner space on the main floor and is proposing to add a 13'-0" x 38'-5" wood-framed deck to the east side of the building along Water Ave, replacing a total of five pull-in parking spaces. The deck will add an outdoor seating area to the restaurant. Clarklewis occupies six loading bays along the east façade of the building and the deck will be located one bay over from the corner entry on SE Water and Taylor St and continue north, three bay openings in bays two, three and four. The existing loading bays have roll-up doors (that will remain) with 42" tall, canted, wrought iron guardrails with stainless steel cable rails. These guardrails at the proposed deck addition will be reinstalled along the east edge of the proposed deck. The four-story Eastbank Commerce Center industrial building was built in 1924 and designed by the architecture firm Houghtaling & Dougan. Originally the Auto Freight Transport Building of Oregon & Washington, it is classified as an Individual National Register Resource and designated as a Historic Landmark with the City of Portland. The building is laid out on an orthogonal grid and has a simple and utilitarian aesthetic. The repetitive rhythm of windows and loading bays doors are the defining elements of the building. Historic Resource Review is required because the subject property is a Portland Historic Landmark pursuant to its listing in the National Register of Historic Places on June 30, 2005.</i></p>						
<p>Legal Description: 1S1E03AD 01400 EAST PORTLAND BLOCK 7 LOT 1-8 TL 1400 HISTORIC PROPERTY 15 YR 2005, POTENTIAL ADDITIONAL TAX</p>			<p>Applicant: GENO SALIMENA GUSTO DESIGN, LLC 7637 SE 13TH AVE PORTLAND OR 97202</p>		<p>Owner: EASTBANK COMMERCE CENTER LLC 75 SE YAMHILL ST #201 PORTLAND, OR 97214</p>	
20-171452-000-00-LU	7200 NE 11TH AVE, 97211	HR - Historic Resource Review	Type 2 procedure	7/28/20		Pending
<p><i>Install two new OSHA-compliant wall-mounted exterior ladders to provide safe roof level access for school maintenance staff. This work would be done in conjunction with the summer improvement project scope of re-roofing the Woodlawn school. Contributing Resource</i></p>						
<p>Legal Description: 1N1E14BA 06100 SCOFFINS ADD BLOCK 2&5&6 TL 6100</p>			<p>Applicant: NICHOLAS SUKKAU PORTLAND PUBLIC SCHOOLS 501 N DIXON ST PORTLAND OR 97227</p>		<p>Owner: SCHOOL DISTRICT NO 1 PO BOX 3107 PORTLAND, OR 97208-3107</p>	
20-164830-000-00-LU	3145 NE 15TH AVE, 97212	HR - Historic Resource Review	Type 2 procedure	7/9/20		Pending
<p><i>Extend roof dormer on rear of house to add tub to bathroom and french doors to bedroom. Add 8' x 10' raised deck at rear of house. Add exterior door at rear of house. Contributing Resource</i></p>						
<p>Legal Description: 1N1E26AB 10700 IRVINGTON BLOCK 69 LOT 6</p>			<p>Applicant: CHRISTOPHER GELBER 7242 SE CLAY ST PORTLAND OR 97215</p>		<p>Owner: CARRIE BODY 3145 NE 15TH AVE PORTLAND, OR 97212</p>	

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
20-165220-000-00-LU	2538 NE 21ST AVE, 97212	HR - Historic Resource Review	Type 2 procedure	7/10/20		Pending
<p><i>Remodel existing kitchen. Enclose existing covered back porch and expand the kitchen to include the sq footage of the porch. Build new small deck off the back of the house with a small landing and stairs. Match the siding of the existing house to the new addition. Add a window in the kitchen. Finish the basement to include a family room, storage room and washer and dryer area. Contributing resource.</i></p>						
	Legal Description: 1N1E26AD 18200 IRVINGTON BLOCK 19 LOT 14		Applicant: OMAR MARTINEZ BARRERA CASA BONITA LLC 1631 NE BROADWAY #721 PORTLAND, OR 97232		Owner: ASHLEIGH KAYSER 2538 NE 21ST AVE PORTLAND, OR 97212-4651	Owner: CHRISTOPHER KAYSER 2538 NE 21ST AVE PORTLAND, OR 97212-4651

Total # of LU HR - Historic Resource Review permit intakes: 5

20-169755-000-00-LU	2248 NW HOYT ST, 97210	HRM - Historic Resource Review w/Modifications	Type 2 procedure	7/23/20		Pending
<p><i>Adding 6.175 kW Roof Top Solar PV System. In addition to the solar project, the homeowner would like the following reviewed and approved as well. 1. Approval of any and all pre-existing conditions, such as skylights and windows. 2. Roof replacement 3. Backyard fence replacement 4. Approval of waiver/variance on LU 18-130462 due to the newly enacted setback averaging in Chapter 33.110 (ref. Fig 110-4) and Chapter 33.120.220 Sec D (Fig120-4, 1. sections E - move metal spiral staircase eastern edge of the house. 4' setback) 5. Section I and J - from the spiral staircase to the interface doors.</i></p>						
	Legal Description: 1N1E33BD 17200 KINGS 2ND ADD BLOCK 17 W 1/2 OF LOT 10		Applicant: ROBERT RATHBONE PREMIER SOLAR NW 12399 NW WAKER DR PORTLAND OR 97229		Owner: TIMOTHY TEES 2248 NW HOYT ST PORTLAND, OR 97210	

Total # of LU HRM - Historic Resource Review w/Modifications permit intakes: 1

20-168016-000-00-LU	7724 SE LONG ST, 97206	LDP - Land Division Review (Partition)	Type 1x procedure	7/21/20		Pending
<p><i>Three lot partition.</i></p>						
	Legal Description: 1S2E17AA 05100 PEMBROKE W 90' OF LOT 13&14		Applicant: DEBBIE CLEEK THE BOOKIN GROUP 1140 SW 11TH AVE #500 PORTLAND OR 97205		Owner: JEANNE SABBE 5242 NW SHORELINE WAY PORTLAND, OR 97229	

Land Use Review Intakes

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
20-163128-000-00-LU	14055 SE STARK ST, 97233	LDP - Land Division Review (Partition)	Type 1x procedure	7/2/20		Incomplete
<p><i>Lot division w/ existing structures to separate existing tire shop from existing restaurant on the parcel. No change to existing structures. New Property Line for existing restaurant, 14.8' east from westerly property line.</i></p> <p>Legal Description: 1N2E35DD 01700 ASCOT AC S 97.65' OF E 101' OF LOT 110 EXC PT IN ST</p> <p>Applicant: DARREN SCHROEDER DARREN SCHROEDER DESIGN & CONSULTING 716 SE 45TH AVE PORTLAND, OR 97215</p> <p>Owner: MOHAMMED YASSIN PO BOX 23246 TIGARD, OR 97281</p> <p>Owner: MAHAR ABS PO BOX 23246 TIGARD, OR 97281</p>						
20-171686-000-00-LU	7102 SE HARNEY ST, 97206	LDP - Land Division Review (Partition)	Type 1x procedure	7/29/20		Pending
<p><i>The project consists of a land partition through the creation of a flag lot, resulting in two separate land parcels. The pole portion of the flag lot is proposed to exist on the East side of the property, utilizing the existing driveway as private access for the flag lot with the minimum required pole width of 12'. The flag portion of the lot is intended to measure 46.7' (Depth) x 75' (Width) = 3,502.5 Sq ft., leaving the current residence with the minimum rear setback of 5'.</i></p> <p>Legal Description: 1S2E20CD 08100 LUTHER PL BLOCK 5 W 1/2 OF LOT 10 E 25' OF LOT 11</p> <p>Applicant: MANUEL TORRES 7102 SE HARNEY ST PORTLAND, OR 97206</p> <p>Owner: MANUEL TORRES 7102 SE HARNEY ST PORTLAND, OR 97206</p>						

Total # of LU LDP - Land Division Review (Partition) permit intakes: 3

Total # of Land Use Review intakes: 24