

Early Assistance Intakes

Parameters: Begin intake date: **12/14/2020** End intake date: **12/20/2020**

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
20-224880-000-00-EA	1525 SE GRAND AVE, 97214		DA - Design Advice Request	12/18/20		Pending - EA
<p><i>The project includes the construction of a new approx. 12,450SF retail pharmacy with drive thru window and surface parking for 28 vehicles.</i></p>						
	Legal Description: 1S1E02CB 09200 STEPHENS ADD BLOCK 60 LOT 3&4		Applicant: NICK WECKER BARGHAUSEN CONSULTING ENGINEERS INC 18215 72ND AVE SOUTH KENT WA 98032		Owner: GRAND/ANGEL LLC PO BOX 230968 TIGARD, OR 97281	
20-224203-000-00-EA	8959 SW BARBUR BLVD, 97219		EA-Zoning & Inf. Bur.- no mtg	12/16/20		Pending - EA
<p><i>We propose to remodel the existing approximately 16,000 sq ft 2 story office building into inclusionary subsidized housing apartments. In addition, we would be adding 2 additional stories on top of existing structure as the first building. The second would be a new 4-story structure with a daylight partial basement for storage and laundry.</i></p>						
	Legal Description: 1S1E29AA 00400 MADISON VILLA E 126' OF LOT 31 EXC PT IN HWY		Applicant: NATHANIEL ROSEMEYER MAIN STREET DEVELOPMENT 5331 SW MACADAM AVE #258 PMB 208 PORTLAND OR 97239		Owner: BARBUR TERRACE 8959 SW BARBUR BLVD #204 PORTLAND, OR 97219	
			Applicant: ERIC RYSTADT MAIN STREET DEVELOPMENT 5331 SW MACADAM AVE, STE 258 PMB 208 PORTLAND, OR 97239			
20-224233-000-00-EA	3030 S MOODY AVE, 97201		EA-Zoning & Inf. Bur.- w/mtg	12/15/20		Pending - EA
<p><i>This proposed project is in response to the Non-Conforming Upgrades - Option 2 at 3030 SW Moody Ave associated with Permit #2020-102355-000-00-PR. The original check sheet issued was under Permit #19-187344-000-00-CO to bring the site's non-conforming elements into conformance under current code.</i></p>						
	Legal Description: 1S1E10 00400 SECTION 10 1S 1E TL 400 3.12 ACRES		Applicant: MIKE COYLE FASTER PERMITS 2000 SW 1ST AVE SUITE 420 PORTLAND, OR 97201		Owner: 3030 PROPERTY LLC 2020 SW 4TH AVE #600 PORTLAND, OR 97201	

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20-223041-000-00-EA	3454 NW THURMAN ST, 97210		EA-Zoning & Inf. Bur.- w/mtg	12/14/20		Pending - EA
<p><i>BES is proposing to construct a new 8-inch, 120-foot-long sewer extension from NW Aspen Avenue to an existing line in the backyard of 2024 NW Aspen Avenue using trenchless technology. Horizontal drilling and staging would occur within an Ec-zone.</i></p>						
	Legal Description: 1N1E29CB 05300 WILLAMETTE HTS ADD BLOCK 32 LOT 1-4 TL 5300		Applicant: RAEHEL FROGNER BES PORTLAND OR USA		Owner: STEVEN FREER 3454 NW THURMAN ST PORTLAND, OR 97210	
			Applicant: MELANIE GOULOTUNIA CITY OF PORTLAND, BES 1120 SW 5TH AVE., RM 1000 PORTLAND OR 97204		Owner: KATRINA PERRY 3454 NW THURMAN ST PORTLAND, OR 97210	
20-224152-000-00-EA	10000 NE 33RD DR, 97211		EA-Zoning & Inf. Bur.- w/mtg	12/15/20		Pending - EA
<p><i>The project involves adding a high tensile concrete surface to an existing outdoor storage area and related off-site drainage improvements. The drainage improvements include a new storm drain pipe that will connect to an existing storm pipe and manhole located to the south and east of the project area. This pipe includes a ±30-foot long section of pipe in the Environmental Conservation Overlay Zone, and a ±48-foot section of pipe within the Environmental Protection Zone.</i></p>						
	Legal Description: 1N1E01 00200 SECTION 01 1N 1E TL 200 13.76 ACRES		Applicant: SCOTT MANSFIELD STATE OF OREGON MILITARY DEPARTMENT PO BOX 14350 SALEM, OR 97309-5047		Owner: OREGON STATE OF PO BOX 14350 SALEM, OR 97309-5047	
20-224065-000-00-EA	545 SW CAMPUS DR, 97239		EA-Zoning & Inf. Bur.- w/mtg	12/15/20		Pending - EA
<p><i>New electrical metering gear to serve Marquam Hill Campus, providing both capacity for the OHSU Hospital Expansion Project (OHEP) and adding resiliency to the existing campus electrical service. Area of added impervious surface is under 500 sq ft, so no stormwater improvements are required.</i></p>						
	Legal Description: 1S1E09AD 00500 SECTION 09 1S 1E TL 500 1.94 ACRES LAND & IMPS SEE R327785 (R991091031) FOR AIRSPACE & IMPS		Applicant: RYAN BRUNELLE NBBJ 310 SW 4TH AVENUE, SUITE 900 PORTLAND OR 97204 USA		Owner: OREGON STATE BOARD OF HIGHER EDUCATION 3181 SW SAM JACKSON PARK RD PORTLAND, OR 97239-3011	

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Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
20-222866-000-00-EA	5802 SE 92ND AVE, 97266		EA-Zoning & Inf. Bur.- w/mtg	12/16/20		Pending - EA
<p><i>The applicant seeks to develop a mixed-use project consisting of ground floor retail/commercial use and 4 floors of multifamily residential apartment use. The number of units is expected to be between approximately 37-42. The existing building on R135387 will be converted to ground floor commercial and residential units on the top floor. It is assumed a mix of studio, one, and two bedrooms. On site parking will be evaluated. All required common/open space will be provided. Stormwater treatment has not yet been identified at this time.</i></p>						
	Legal Description: 1S2E16DB 07200 CLEMSON ADD BLOCK 1 LOT 17 EXC PT IN ST		Applicant: ROBERT GIBSON PALINDROME COMMUNITIES LLC 412 NW 5TH AVE, SUITE 200 PORTLAND OR 97209 USA		Owner: GENERATION PARTNERS LLC 412 NW 5TH AVE STE 200 PORTLAND, OR 97209	
20-224644-000-00-EA	9912 SW 49TH AVE, 97219		EA-Zoning Only - w/mtg	12/16/20		Application
<p><i>Complete a PLA between 9912 SW 49th Ave & 9929 SW 48th Ave. The PLA is intended to incorporate improvements that are currently located on 9929 SW 48th Ave into 9912 SW 49th Ave. Both properties are under the same ownership. No changes to existing improvements or new improvements are proposed so no changes to existing stormwater management methods. The proposed PLA would result in 9912 SW 49th Ave exceeding maximum lot size standards & would create irregular lot lines.</i></p>						
	Legal Description: 1S1E30DA 02400 SECTION 30 1S 1E TL 2400 0.20 ACRES		Applicant: KEVIN PARTAIN URBAN VISIONS 223 NE 56TH AVE PORTLAND OR 97213		Owner: STEVE RUSSELL 9912 SW 49TH AVE PORTLAND, OR 97219-5887 Owner: MELANIE RUSSELL 9912 SW 49TH AVE PORTLAND, OR 97219-5887	
20-224155-000-00-EA	12346 SW ORCHARD HILL RD, 97035		EA-Zoning Only - w/mtg	12/15/20		Pending - EA
<p><i>A conference to discuss a proposed 3-lot subdivision. The lots range in size from 10,000 to 55,000 square feet in area.</i></p>						
	Legal Description: 1S1E33CC 01700 SECTION 33 1S 1E TL 1700 1.80 ACRES		Applicant: STUART LINDQUIST LINDQUIST GC LLC PO BOX 42135 PORTLAND OR 97242 USA		Owner: ANDREW WONG 3135 NE 55TH AVE PORTLAND, OR 97213 Owner: KELLEY WONG 3135 NE 55TH AVE PORTLAND, OR 97213	

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20-225326-000-00-EA	NW FRONT AVE, 97210		EA-Zoning Only - w/mtg	12/18/20		Application
<p><i>Kinder Morgan Liquids Terminal, LLC (Kinder Morgan) is proposing to replace piles at two Terminals. They will be replacing up to 50 creosote-treated piles at the Willbridge Terminal, located in the Willamette River (RM 7.5) in Portland, Oregon. Existing creosote piles are 14 inches in diameter and would be replaced with new steel piles of the same diameter or smaller. None of the replacement piles would have a larger diameter than the existing pile they are replacing. They will also be replacing up to 50 creosote-treated piles at the Linnton Terminal, located in the Willamette River (RM 4.2) in Portland, Oregon. Existing creosote piles are 12 to 16 inches in diameter and would be replaced with new steel piles of the same diameter or smaller. None of the replacement piles would have a larger diameter than the existing pile they are replacing.</i></p>						
<p>Legal Description: 1N1E18C 00500 SECTION 18 1N 1E TL 500 7.61 ACRES LAND & IMPS SEE R646365 (R941180201) FOR MACH & EQUIP</p>			<p>Applicant: TOYA CAMPBELL KINDER MORGAN 1001 LOUISIANA ST HOUSTON TX 77002 USA</p>		<p>Owner: KINDER MORGAN LIQUIDS TERMINALS LLC PO BOX 4372 HOUSTON, TX 77210-4372</p> <p>Owner: GATX TANK STORAGE TERMINALS CORP PO BOX 4372 HOUSTON, TX 77210-4372</p>	
20-224108-000-00-EA	SE 152ND AVE, 97236		PC - PreApplication Conference	12/15/20		Pending - EA
<p><i>The applicant is proposing subdividing the property into 26 residential lots. The proposal includes the extension of SE Bybee Dr and SE 151st Ave. Alley access is proposed for lots 18-26 and a 25' Public Pedestrian connection abutting lots 22-26 on the south end of the site. The proposed storm water management will capture, detain, and direct to two existing drainageways.</i></p>						
<p>Legal Description: 1S2E24BD 01300 JOHNSON CREEK PK LOT 18 TL 1300</p>			<p>Applicant: MARGO CLINTON SGS DEVELOPMENT LLC 62765 POWELL BUTTE HWY BEND OR 97701</p>		<p>Owner: YOUNG, WILLIAM L TR 15321 SE LA BONITA WAY MILWAUKIE, OR 97267-3059</p> <p>Owner: YOUNG, BARBARA A TR 15321 SE LA BONITA WAY MILWAUKIE, OR 97267-3059</p>	
20-224889-000-00-EA	4600 SE 33RD PL - UNIT A, 97202		Public Works Inquiry	12/17/20		Application
<p><i>Build a house+adu or RIP 4plex on the southern new lot.</i></p>						
<p>Legal Description: 1S1E13AB 06300 GRAND VIEW ADD BLOCK A LOT 9&12</p>			<p>Applicant: ERIC LINDSAY 4600 SE 33RD PL PORTLAND, OR 97202</p>		<p>Owner: ODESSA COLE 4600 SE 33RD PL PORTLAND, OR 97202</p> <p>Owner: ERIC LINDSAY 4600 SE 33RD PL PORTLAND, OR 97202</p>	

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20-224745-000-00-EA	3907 N ALBINA AVE, 97227		Public Works Inquiry	12/16/20		Pending - EA
	<i>Construct new duplex with parking accessed from alley. A drywell is proposed for stormwater disposal.</i>					
	Legal Description: 1N1E22CD 03700 MULTNOMAH BLOCK 24 LOT 15		Applicant: SARAH RADELET STRATA LAND USE PLANNING PO BOX 90833 PORTLAND OR 97290		Owner: MARY OVERSTREET PO BOX 2431 PORTLAND, OR 97208	
			Applicant: Jared Kinne K & C Custom Homes 300 W 15th St Vancouver, WA 98660		Owner: JOHN JR HART PO BOX 2431 PORTLAND, OR 97208	
20-224094-000-00-EA	SW IOWA ST, 97239		Public Works Inquiry	12/15/20		Pending - EA
	<i>New single family dwelling. Onsite stormwater filtration with overflow to stormwater main in right of way.</i>					
	Legal Description: 1S1E16CB 05200 BERTHA BLOCK 15 LOT 15&16 TL 5200		Applicant: MICHAEL VAUGHN URBAN REVIVAL LLC 6810 SW WALNUT TER PORTLAND, OR 97223		Owner: JONATHON FRANCIA 3350 SW ARNOLD ST PORTLAND, OR 97219-7537	

Total # of Early Assistance intakes: 14

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
19-185913-000-00-FP	1250 NE 160TH AVE, 97230	FP - Final Plat Review		12/16/20		Application
<p><i>Approval of an Adjustment to allow a through street (Tract A) to be privately owned as opposed to dedicated to the public (33.654.150.B.1); Approval of a Modification the minimum front building setback for Lot 5 from 20 to 8-feet in order to better preserve a 50-inch douglas fir in the rear yard of this lot (33.630.400.A); Approval of a Preliminary Plan for a 6 lot subdivision, that will result in 6 standard lots with a private street tract (Tract A), as illustrated with Exhibits C.1-5, subject to the following conditions: A. Supplemental Plan. Three copies of an additional supplemental plan shall be submitted with the final plat survey for Fire Bureau review and approval. That plan must portray how the conditions of approval listed below are met. In addition, the supplemental plan must show the surveyed location of the following: " Any buildings or accessory structures on the site at the time of the final plat application; " Any driveways and off-street vehicle parking areas on the site at the time of the final plat application; " The fire access lane with a turning radius of 28 feet inside, 48 feet outside, from both directions. " Any other information specifically noted in the conditions listed below. B. The Final Plat must show the following: 1. An Emergency Vehicle Access Easement, granted to the City of Portland, shall be shown over the entirety of the private street to the satisfaction of the Fire Bureau. 2. The private street tract shall be named, with approval from the City Engineer, and noted on the plat as "Tract A: Private Street name of street ". 3. A Public Access Easement must be shown over the sidewalk portion(s) of the street tract. 4. A recording block for each of the legal documents such as maintenance agreement(s), acknowledgement of special land use conditions, or Declarations of Covenants, Conditions, and Restrictions (CC&Rs) as required by Conditions C.10 & C.11, below. The recording block(s) shall, at a minimum, include language substantially similar to the following example: "A Declaration of Maintenance Agreement for (name of feature) has been recorded as document no. _____, Multnomah County Deed Records." C. The following must occur prior to Final Plat approval: 1. The applicant shall meet the requirements of the City Engineer for right of way improvements along the site's NE 160th Avenue and public pedestrian path frontages, including street tree planting, per the Urban Forester. The applicant shall submit an application for a Public Works Permit and provide plans and financial assurances to the satisfaction of the Portland Bureau of Transportation for required street frontage improvements. 2. The applicant shall submit an application for a Site Development Permit for construction of the private street and related site development improvements. Street design plans must be prepared by, or under the direction of, an Oregon licensed civil engineer. The plans must be in substantial conformance with Exhibit C.3 and the Private Street Administrative Rule. 3. The applicant shall furnish a financial guarantee of performance, as approved by the Bureau of Development Services, for 125 percent of the estimated construction cost for the private street and all required site development improvements. The design for the private street must include a driveway approach and curbs cut in a location that can provide access to required parking for the existing house to remain on Lot 1. The applicant shall provide an engineer's estimate of the costs of performance including the costs for temporary erosion control measures required during construction. The financial guarantee of performance shall be accompanied by a performance agreement with the Bureau of Development Services to complete the required improvements. 4. The applicant must meet the requirements of the Fire Bureau for providing an adequate fire access way for Lots 2-5, as required in Chapter 5</i></p>						
<p>Legal Description: 1N2E36AA 04800 GLENDOVEER AC BLOCK A INC PT VAC ST LOT 24 EXC PT IN ST</p>		<p>Applicant: ZAC HORTON FASTER PERMITS 2000 SW 1ST AVE SUITE 420 PORTLAND, OR 97201</p>		<p>Owner: VALERIE NIPPER 1320 NE 160TH AVE PORTLAND, OR 97230-5651</p> <p>Owner: DONALD ETTER 1320 NE 160TH AVE PORTLAND, OR 97230-5651</p>		

Total # of FP FP - Final Plat Review permit intakes: 1

Total # of Final Plat intakes: 1

20-225300-000-00-LU	376 N GERTZ RD, 97217	AD - Adjustment	Type 2 procedure	12/17/20		Pending
<p><i>Review of multiple freestanding and fascia signs at "Prologis Campus" a new Amazon distribution center site.</i></p>						
<p>Legal Description: LOT 1</p>		<p>Applicant: DAN OSTERMAN TUBE ART GROUP 4243-A SE INTERNATIONAL PORTLAND OR 97222</p>		<p>Owner: PROLOGIS LP 1800 WAZEE ST #500 DENVER, CO 80202-2526</p>		

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
20-223953-000-00-LU	6080 NE 80TH AVE, 97218	AD - Adjustment	Type 2 procedure	12/14/20		Pending
<p><i>New Warehouse & Office space approximately 20,457 GSF. Tilt-up concrete shell.</i></p>						
	Legal Description: LOT 3 TL 1201		Applicant: RYAN PICKREL FASTER PERMITS 2000 SW 1ST AVE #420 PORTLAND OR 97201		Owner: 3BGOZF OWNER 4646 NE ALAMEDA ST PORTLAND, OR 97213	
20-223933-000-00-LU	4930 SW HEWETT BLVD, 97221	AD - Adjustment	Type 2 procedure	12/14/20		Pending
<p><i>Add a new 340sf ADU (with second sink only - no bath or toilet). North wall of ADU to be located in line with the north wall of the existing garage 5'-4" from the north property line. Need adjustment to Table 110-3, and 33.110.220 to allow the reduced building setback (from 10' to 5'-4" for the wall and 5' for the eave)</i></p>						
	Legal Description: 1S1E07AA 01600 SECTION 07 1S 1E TL 1600 1.67 ACRES		Applicant: MARY VALEANT VALEANT ARCHITECTURE, LLC 2318 SW MARKET ST DR PORTLAND OR 97201		Owner: THE VIANELLO FAMILY TRUST 606 KANSAS ST SAN FRANCISCO, CA 94107-2624	

Total # of LU AD - Adjustment permit intakes: 3

20-224618-000-00-LU	1208 N JESSUP ST, 97217	DZ - Design Review	Type 2 procedure	12/16/20		Pending
<p><i>This case may be subject to the 100 day review timeline. Proposal for a new 72-unit residential building, approx. 53,000 SF on 1/4 block site in the North Interstate Plan District. 100% of the units will be offered at 60% Average Median Income (AMI), and are proposed as a mix of three-, two- and one-bedroom apartments. Proposed 8-story structure to be modular, Type IVC mass timber construction with mass plywood panels (MPP). Includes on-site stormwater facilities.</i></p>						
	Legal Description: 1N1E15CC 12800 NORTH ALBINA BLOCK 8 N 9' OF LOT 7 LOT 8		Applicant: JOHN WRIGHT WRIGHT ARCHITECTURE 2222 NE OREGON ST, #213 PORTLAND OR 97232		Owner: MARZIAH KARCH 5627 N MINNESOTA AVE PORTLAND, OR 97217-4636	
					Owner: HAROLD R JR AGNEW 5627 N MINNESOTA AVE PORTLAND, OR 97217-4636	
					Owner: IVAN KAFOURY TR PO BOX 33151 PORTLAND, OR 97292	

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20-225142-000-00-LU	1750 SW YAMHILL ST, 97205	DZ - Design Review	Type 2 procedure	12/16/20		Pending
<p><i>This Type II Design Review submittal includes a new prefabricated rooftop canopy at the west end amenity deck at the Penthouse Level that will allow for the outdoor space to be used throughout the entire year. The general scope items include; 1. A new Corradi Alba Series prefabricated canopy that comes in (3) modular sections: (2) single modules and a double module. Each canopy is installed next to each other and attached to a new steel frame that consists of a 4x12 HSS beam and 4x4 HSS posts attached to an existing PT concrete slab. The new frame will not engage with the existing building envelope except for added flashing for waterproofing. 2. Roof modifications to the existing concrete paver system, roofing insulation, and roofing membrane to accommodate the new canopy pillars and steel frame.</i></p>						
<p>Legal Description: 1N1E33DC 03000 PORTLAND BLOCK 328 LOT 1&2&7&8</p>			<p>Applicant: MICHELLE SCHULZ GBD ARCHITECTS, INC 1120 NW COUCH, SUITE 300 PORTLAND, OR 97209</p>		<p>Owner: URG OPB 17TH AVENUE LLC 1425 4TH AVE #500 SEATTLE, WA 98101</p>	

Total # of LU DZ - Design Review permit intakes: 2

20-225562-000-00-LU	2644 SW FAIRMOUNT BLVD - Unit A, 97201	EN - Environmental Review	Type 2 procedure	12/18/20		Pending
<p><i>Environmental Review for new outfall for the proposed new single-family detached dwelling. There is an existing city outfall already on the site. Therefore, the new outfall is a 2nd outfall on the site and triggers environmental review.</i></p>						
<p>Legal Description: 1S1E08AD 03200</p>			<p>Applicant: TIM TAYLOR ADAMSON HOLDINGS LLC 6312 SW CAPITOL HWY #133 PORTLAND, OR 97239</p>		<p>Owner: ADAMSON HOLDINGS LLC 6312 SW CAPITOL HWY STE 133 PORTLAND, OR 97239</p>	
			<p>Applicant: ALYSON TAYLOR ADAMSON HOLDINGS, LLC 6312 SW CAPITOL HWY, #133 PORTLAND, OR 97239</p>			

Total # of LU EN - Environmental Review permit intakes: 1

20-225177-000-00-LU	4144 NE SANDY BLVD, 97212	HR - Historic Resource Review	Type 1x procedure	12/16/20		Pending
<p><i>This rehabilitation project involves the removal of the existing lower facade cladding back to concrete wall, and replacing with a new cladding system that better resembles the original design and materials. Additionally, the original barrel vault above entry doors will be reopened, returning to visibility a number of original, historic elements.</i></p>						
<p>Legal Description: 1N1E25DD 10300 RALSTONS ADD BLOCK 3 LOT 1&2&8 EXC PT IN ST LOT 3-7</p>			<p>Applicant: PAUL FALSETTO PAUL M FALSETTO ARCHITECT 1605 NE BUFFALO ST PORTLAND OR 97211</p>		<p>Owner: FILM ACTION OREGON 4035 NE SANDY BLVD #212 PORTLAND, OR 97212</p>	

Total # of LU HR - Historic Resource Review permit intakes: 1

Land Use Review Intakes

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
20-225166-000-00-LU	2325 SE 110TH AVE, 97216	LDP - Land Division Review (Partition)	Type 2x procedure	12/17/20		Pending
<p><i>The proposal is for a two-lot partition to divide the site into a regular lot and a flag lot. The existing house will be retained on Parcel 1. An Adjustment Review is requested to reduce the side setback from 5 feet to 1.1 feet to the garage wall and to 0.7 feet for the existing eaves.</i></p>						
	Legal Description: 1S2E03CD 06500 BRANDT TR BLOCK 2 S 70' OF LOT 7		Applicant: SARAH RADELET STRATA LAND USE PLANNING PO BOX 90833 PORTLAND OR 97290		Owner: RUSTIC REHAB LLC 13203 SE 172ND AVE #291 HAPPY VALLEY, OR 97086	

Total # of LU LDP - Land Division Review (Partition) permit intakes: 1

20-225501-000-00-LU	2607 SE 115TH AVE, 97266	LDS - Land Division Review (Subdivision)	Type 2x procedure	12/17/20		Application
<p><i>4 lot subdivision, 1 private street.</i></p>						
	Legal Description: 1S2E10AB 03000 MCGREWS TR BLOCK 1 LOT 10		Applicant: BILL PATTERSON PATTERSON DESIGN 402 CEDAR ST VANCOUVER WA 98661		Owner: COLUMBA DE GARCIA 14409 SE MAIN ST PORTLAND, OR 97233	Owner: LEONARDO SUMANO 14409 SE MAIN ST PORTLAND, OR 97233

Total # of LU LDS - Land Division Review (Subdivision) permit intakes: 1

Total # of Land Use Review intakes: 9