

Early Assistance Intakes

Parameters: Begin intake date: **2/1/2021** End intake date: **2/7/2021**

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
21-007324-000-00-EA	W BURNSIDE ST, 97209		DA - Design Advice Request	2/1/21		Pending - EA
<i>Design Advice with Historic Landmarks Commission for replacement of Burnside Bridge.</i>						
	Legal Description: 1N1E34DB 01500 COUCHS ADD BLOCK 11&12 TL 1500		Applicant: MEGAN NEILL MULTNOMAH COUNTY:DIVISION OF TRANSPORTATION-BRIDGES 1403 SE WATER AVENUE PORTLAND OR 97214		Owner: PORTLAND RESCUE MISSION PO BOX 3713 PORTLAND, OR 97208-3713	
			Applicant: HEATHER CATRON HDR 1050 SW 6TH AVE #1800 PORTLAND, OR 97204		Owner: PORTLAND CITY OF 108 W BURNSIDE ST PORTLAND, OR 97209	
					Owner: SHORELINE BLDG LTD PARTNERSHIP 2 NW 2ND AVE PORTLAND, OR 97209	
21-009893-000-00-EA	N GANTENBEIN AVE, 97217		EA-Zoning & Inf. Bur.- no mtg	2/1/21		Application
<i>New 12-Unit Multi-Family residential structure on a 4,500 Sf lot. The project is designed as one of a potential three-building complex on adjacent, individual tax lots. See previous EA 20-121409.</i>						
	Legal Description: 1N1E22AC 15600 CENTRAL ALBINA ADD BLOCK 1 N 1/2 OF LOT 5&6		Applicant: WILLIAM NEBURKA EVIDENT ARCHITECTURE OFFICE 411 SE 58TH PL PORTLAND, OR 97215		Owner: PORTLAND CHRISTIAN NETWORK SERVICES PO BOX 11437 PORTLAND, OR 97211	
21-010350-000-00-EA	5422 N MISSISSIPPI AVE, 97217		EA-Zoning & Inf. Bur.- no mtg	2/3/21		Pending - EA
<i>Development of two (2) fourteen (14) unit residential buildings, and associated sitework. Stormwater disposal methods are TBD.</i>						
	Legal Description: 1N1E22BA 02100 M PATTONS & SUB W J PATTON'S SUB BLK I BLOCK 2 LOT 3&4		Applicant: ROBERT PILE HOMMA INC 3280 ROUND HILL DR HAYWARD CA 94542 USA		Owner: 5422 N MISSISSIPPI AVE LLC PO BOX 12551 PORTLAND, OR 97212	

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21-009743-000-00-EA	23 NE 151ST AVE, 97230		EA-Zoning & Inf. Bur.- no mtg	2/1/21		Pending - EA
<i>Construction of 93 multi-family units on vacant land. On-site stormwater treatment proposed</i>						
	Legal Description: 1N2E36CA 03200 ASCOT AC LOT 262		Applicant: KEN BARNHART KOPIA LLC 1630 SE RURAL ST. #307 PORTLAND, OR 97202		Owner: SHEKARRIZ LVG TR 1930 S RIVER DR #W401 PORTLAND, OR 97201	
			Applicant: ALAN HECK UNION HILL PROPERTIES 350 HERMANN ST SAN FRANCISCO, CA 94117			
21-009857-000-00-EA	7124 N MOHAWK AVE, 97203		EA-Zoning & Inf. Bur.- no mtg	2/3/21		Pending - EA
<i>New 32,184 SF apartment building with 46 units in the St Johns Plan District, includes on-site stormwater facilities.</i>						
	Legal Description: 1N1W12AC 02400 SEVERANCE ADD BLOCK 4 LOT 8		Applicant: JOHN WRIGHT WRIGHT ARCHITECTURE 2222 NE OREGON ST, #213 PORTLAND OR 97232		Owner: LORRAINE CALCAGNO 7509 N EDGEWATER ST PORTLAND, OR 97203-5081	
21-009897-000-00-EA	4905 N VANCOUVER AVE, 97217		EA-Zoning & Inf. Bur.- no mtg	2/4/21		Pending - EA
<i>New 13-Unit Multi-Family residential structure on a 4,500 Sf lot. The project is designed as one of a potential three-building complex on adjacent, individual tax lots. See EA 20-121409.</i>						
	Legal Description: 1N1E22AC 15700 CENTRAL ALBINA ADD BLOCK 1 LOT 7 EXC PT IN ST		Applicant: WILLIAM NEBURKA EVIDENT ARCHITECTURE OFFICE 411 SE 58TH PL PORTLAND, OR 97215		Owner: PORTLAND CHRISTIAN NETWORK SERVICES PO BOX 11437 PORTLAND, OR 97211	
21-010398-000-00-EA	7005 N MONTANA AVE, 97217		EA-Zoning & Inf. Bur.- no mtg	2/3/21		Pending - EA
<i>12 apartments in a three-story building with onsite drywell in courtyard.</i>						
	Legal Description: 1N1E15BB 09400 GOOD MORNING ADD BLOCK 14 S 1/2 OF LOT 25 LOT 26		Applicant: BEN HUFFORD DESIGN DEPARTMENT ARCHITECTURE 511 SW 10TH AVE #1004 PORTLAND, OR 97205		Owner: MICHAEL SOULE 130 4TH ST #A202 LANGLEY, WA 98260	Owner: HOLLY A K SOULE 130 4TH ST #A202 LANGLEY, WA 98260

Early Assistance Intakes

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21-009483-000-00-EA	RIGHT OF WAY		EA-Zoning & Inf. Bur.- w/mtg	2/1/21		Pending - EA
<p><i>Street vacation of NE 52nd Ave between NE Glisan St and NE Hoyt St. Property on both sides of the street is owned by Providence, the applicant for this street vacation.</i></p>						
			<p>Applicant: SUZANNE SCHWAB PROVIDENCE SAINT JOSEPH HEALTH 28460 SHERIDAN DR LAGUNA NIGUEL, CA 92677</p>			
			<p>Applicant: WESTON YORK PROVIDENCE SAINT JOSEPH HEALTH 4400 SE HALSEY ST PORTLAND OR 97213 USA</p>			
			<p>Applicant: ANDI GREENE PROVIDENCE SAINT JOSEPH HEALTH 4400 SE HALSEY ST PORTLAND OR 97213 USA</p>			
21-011518-000-00-EA	7206 N LANCASTER AVE, 97217		EA-Zoning Only - w/mtg	2/5/21		Application
<p><i>Interested in property line adjustment (rotate existing internal property line 90 degrees) to create a new lot on the east side of the property between the back of the existing house and the alley. Construct attached housing (duplex), if possible, and the existing house may need an adjustment requested to parking.</i></p>						
<p>Legal Description: 1N1E16AB 01200 FIRST ELECTRIC ADD BLOCK 6 LOT 1&2</p>			<p>Applicant: WILLIE DEAN GROUND UP DESIGN WORKS 1809 NE 2ND AVE PORTLAND, OR 97212</p>		<p>Owner: JAMES E FEDORIS TESTAMENTARY TR 19636 NE WASCO ST PORTLAND, OR 97230-7951</p>	

Total # of Early Assistance intakes: 9

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
20-111522-000-00-FP	605 SE 47TH AVE, 97215	FP - Final Plat Review		2/1/21		Application
<p><i>Approval of a Preliminary Plan for a 2-parcel partition, that will result in two standard lots as illustrated with Exhibit C.1, subject to the following conditions: A. Supplemental Plan. Three copies of an additional supplemental plan shall be submitted with the final plat survey for Land Use 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; ¿ Any other information specifically noted in the conditions listed below. B. The final plat must show the following: 1. The applicant shall meet the street dedication requirements of the City Engineer for SE 46th and SE 47th Ave. The required right-of-way dedication must be shown on the final plat. 2. 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 Condition C.5 below. The recording block(s) shall, at a minimum, include language substantially similar to the following example: ¿An Acknowledgement of Tree Preservation Land Use Condition¿ has been recorded as document no. _____, Multnomah County Deed Records.¿ C. The following must occur prior to Final Plat approval: Streets 1. The applicant shall meet the requirements of the City Engineer for right of way improvements along the site¿s SE 47th Ave street frontage. The applicant must obtain an approved Right of Way permit from the Portland Bureau of Transportation to install the required sidewalk corridor. The improvements along the frontage of Parcel 1, where the existing house will be retained, must be constructed prior to final plat approval. The improvements along the frontage of the undeveloped Parcel may be constructed with development on this parcel as per the City Engineer¿s discretion. Please note: Prior to any ground disturbing activity related to the installation of the new sidewalk along SE 47th Ave, the applicant is required to provide written documentation from a Certified Arborist documenting that they have been hired to monitor and inspect all grading activities associated with installation of the new sidewalk as noted in Exhibit A.7 in correlation with the tree protected under condition D.1 below on Parcel 1. Existing Development 2. The applicant must obtain a finalized demolition permit for removing the garage that straddles Parcels 1 and 2. 3. The applicant must meet the requirements of BES for the stormwater systems on the existing house to remain on Parcel 1. Specifically, the gutters and downspouts must direct water to an approved disposal point that meets setback requirements from the new lot lines. If modifications to the system are required by BES, the applicant must obtain finalized plumbing permits for this work prior to final plat approval. Additional conditions can be viewed in attachments tab.</i></p>						
<p>Legal Description: 1S2E06BA 08300 PARADISE SPR TR BLOCK 7 LOT 6 TL 8300</p>			<p>Applicant: KARIN LAMBERT HAWTHORNE & 47TH LLC PO BOX 68 BEAVERCREEK OR 97004</p>		<p>Owner: HAWTHORNE & 47TH LLC PO BOX 68 BEAVERCREEK, OR 97004</p>	

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

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21-010577-000-00-LU	1218 SW WASHINGTON ST, 97205	DZ - Design Review	Type 2 procedure	2/2/21		Pending
<p><i>Rosenbaum Plaza is five-story building located in the Central City Plan District in Downtown Portland and has 76 studio and studio-plus homes. The base zoning is CX with a Design overlay. The proposed renovation scope includes the replacement of the existing ground floor exterior storefront windows and doors facing SW Washington Street and SW 12th Avenue. The existing storefront glazing is a mix of styles, none original to the building; new storefront glazing will have a consistent profile and shall comply with all relevant codes.</i></p>						
<p>Legal Description: 1N1E33DD 02900 PORTLAND BLOCK S 1/2 I LOT 1&2</p>			<p>Applicant: PATRICK RHEA HOME FORWARD 135 SW ASH ST PORTLAND OR 97204 USA</p>		<p>Owner: HOME FORWARD(LEASED MULTIPLE TENANTS) 135 SW ASH ST PORTLAND, OR 97204</p>	
21-010600-000-00-LU	602 SE 11TH AVE, 97214	DZ - Design Review	Type 2 procedure	2/2/21		Application
<p><i>We are adding new mechanical exhaust and fresh air penetrations on existing barrel roof. Existing mechanical unit has been demolished.</i></p>						
<p>Legal Description: 1S1E02BA 07200 EAST PORTLAND BLOCK 243 LOT 1-3</p>			<p>Applicant: JEFF SANCHEZ OREGON HEATING & AC 6950 SW 111TH AVE BEAVERTON OR 97008</p>		<p>Owner: 602 SE 11TH LLC 819 SE MORRISON ST #110 PORTLAND, OR 97214-6308</p>	

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Total # of LU DZ - Design Review permit intakes: 2						
21-011934-000-00-LU	322 SW 11TH AVE, 97205	DZM - Design Review w/ Modifications	Type 2 procedure	2/5/21		Application
<p><i>REMODEL AND SEISMIC REHABILITATION OF AN EXISTING, 4-STORY URM BUILDING. PROGRAM TO BE 66 SINGLE ROOM OCCUPANCY (SRO) UNITS OF PERMANENT SUPPORTIVE HOUSING (PSH). BASEMENT TO INCLUDE BICYCLE STORAGE AND UTILITY SPACES. GROUND FLOOR TO INCLUDE RESIDENTIAL AMENITY SPACES, UTILITY SPACES, AND OFFICES FOCUSED ON TENANT SERVICES. RESIDENTIAL FLOORS TO INCLUDE SHARED BATHROOM FACILITIES. ROOF TO INCLUDE OUTDOOR TERRACE. SITE IMPROVEMENTS INCLUDE ROW IMPROVEMENTS PER PBOT.</i></p>						
<p>Legal Description: 1N1E34CC 02300 PORTLAND BLOCK 87 TL 2300</p>		<p>Applicant: MARTIN SEGURA CARLETON HART ARCHITECTURE PC 830 SW 10TH AVE #200 PORTLAND OR 97205</p>		<p>Owner: CITY OF PORTLAND 421 SW 6TH AVE #500 PORTLAND, OR 97204</p>		

Total # of LU DZM - Design Review w/ Modifications permit intakes: 1						
21-010359-000-00-LU	15007 SE FOSTER RD, 97236	EV - Environmental Violation	Type 2 procedure	2/2/21		Pending
<p><i>This application is to request the approval of a Type II Environmental Violation Review for the removal of gravel and mitigation for trees removed from Bureau of Environmental Services (BES) property. This is in response to two violations of Portland Zoning Code on BES owned property.</i></p>						
<p>Legal Description: 1S2E13CD 00400 JOHNSON CREEK PK LOT 2 TL 400</p>		<p>Applicant: MARC PETERS BUREAU OF ENVIRONMENTAL SERVICES 1120 SW 5TH AVE., RM 613 PORTLAND OR 97204</p>		<p>Owner: PORTLAND CITY OF 1120 SW 5TH AVE #1000 PORTLAND, OR 97204-1912</p>		
		<p>Applicant: KEVIN BONE BUREAU OF ENVIRONMENTAL SERVICES 1120 SW 5TH AVE STE 613 PORTLAND, OR 97204</p>				

Total # of LU EV - Environmental Violation permit intakes: 1

Land Use Review Intakes

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
21-011841-000-00-LU	1853 SE ELLIOTT AVE, 97214	HR - Historic Resource Review	Type 2 procedure	2/5/21		Pending
<p><i>Renovations to existing garage with finished attic as follows: Dormer bathroom addition to the southwest side of the existing finished attic of the garage. The dormer addition is supported by columns below, creating a small covered patio on the southwest yard side of the garage. At the alley side (northwest elevation), the existing garage door for two cars will be replaced with a smaller garage door and a new access door and a small window. The single window at the finished attic will be replaced with a pair of windows to match existing. An additional skylight is proposed at the northeast side of the roof (to match the existing two skylights at the northeast roof). Contributing Resource</i></p>						
<p>Legal Description: 1S1E02DB 08000 LADDS ADD BLOCK 17 SWLY 30' OF LOT 13 NELY 10' OF LOT 16</p>			<p>Applicant: AMY PROVOST MERRYMAN BARNES ARCHITECTS INC C/O 2942 SE SALMON ST PORTLAND OR 97214 USA</p>		<p>Owner: STEVENS FAMILY TR 1853 SE ELLIOTT AVE PORTLAND, OR 97214</p>	

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

Total # of Land Use Review intakes: 5