

Early Assistance Intakes

Parameters: Begin intake date: **2/1/2021** End intake date: **2/28/2021**

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>HLC/DZ COMBINED HEARING: 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	
21-010398-000-00-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	
21-016669-000-00-EA	4961 SE 73RD AVE, 97206		EA-Zoning & Inf. Bur.- no mtg	2/22/21		Application
<i>2 New buildings on existing lot. Both buildings 3 Stories above grade with basement. 1- 14 unit building. 1 - 16 unit building. On site stormwater treatment.</i>						
	Legal Description: 1S2E17AB 10700 FIRLAND BLOCK 4 LOT 12		Applicant: JAMES MCGUIRL MCGUIRL DESIGNS & ARCHITECTURE 811 E BURNSIDE #211 PORTLAND OR 97214 USA		Owner: NW REDEVELOPMENT 8 LLC 4823 SW 45TH AVE PORTLAND, OR 97221	

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21-009857-000-00-EA	7124 N MOHAWK AVE, 97203		EA-Zoning & Inf. Bur.- no mtg	2/3/21		Pending - EA
<p><i>New 32,184 SF apartment building with 46 units in the St Johns Plan District, includes on-site stormwater facilities.</i></p> <p>Legal Description: 1N1W12AC 02400 SEVERANCE ADD BLOCK 4 LOT 8</p> <p>Applicant: JOHN WRIGHT WRIGHT ARCHITECTURE 2222 NE OREGON ST, #213 PORTLAND OR 97232</p> <p>Owner: LORRAINE CALCAGNO 7509 N EDGEWATER ST PORTLAND, OR 97203-5081</p>						
21-009743-000-00-EA	23 NE 151ST AVE, 97230		EA-Zoning & Inf. Bur.- no mtg	2/1/21		Pending - EA
<p><i>Construction of 93 multi-family units on vacant land. On-site stormwater treatment proposed</i></p> <p>Legal Description: 1N2E36CA 03200 ASCOT AC LOT 262</p> <p>Applicant: KEN BARNHART KOPIA LLC 1630 SE RURAL ST. #307 PORTLAND, OR 97202</p> <p>Applicant: ALAN HECK UNION HILL PROPERTIES 350 HERMANN ST SAN FRANCISCO, CA 94117</p> <p>Owner: SHEKARRIZ LVG TR 1930 S RIVER DR #W401 PORTLAND, OR 97201</p>						
21-010350-000-00-EA	5422 N MISSISSIPPI AVE, 97217		EA-Zoning & Inf. Bur.- no mtg	2/3/21		Pending - EA
<p><i>Development of two (2) fourteen (14) unit residential buildings, and associated sitework. Stormwater disposal methods are TBD.</i></p> <p>Legal Description: 1N1E22BA 02100 M PATTONS & SUB W J PATTON'S SUB BLK I BLOCK 2 LOT 3&4</p> <p>Applicant: ROBERT PILE HOMMA INC 3280 ROUND HILL DR HAYWARD CA 94542 USA</p> <p>Owner: 5422 N MISSISSIPPI AVE LLC PO BOX 12551 PORTLAND, OR 97212</p>						
21-009893-000-00-EA	N GANTENBEIN AVE, 97217		EA-Zoning & Inf. Bur.- no mtg	2/4/21		Pending - EA
<p><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></p> <p>Legal Description: 1N1E22AC 15600 CENTRAL ALBINA ADD BLOCK 1 N 1/2 OF LOT 5&6</p> <p>Applicant: WILLIAM NEBURKA EVIDENT ARCHITECTURE OFFICE 411 SE 58TH PL PORTLAND, OR 97215</p> <p>Owner: PORTLAND CHRISTIAN NETWORK SERVICES PO BOX 11437 PORTLAND, OR 97211</p>						

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21-009897-000-00-EA	4905 N VANCOUVER AVE, 97217		EA-Zoning & Inf. Bur.- no mtg	2/4/21		Pending - EA
<p><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></p>						
	<p>Legal Description: 1N1E22AC 15700 CENTRAL ALBINA ADD BLOCK 1 LOT 7 EXC PT IN ST</p>		<p>Applicant: WILLIAM NEBURKA EVIDENT ARCHITECTURE OFFICE 411 SE 58TH PL PORTLAND, OR 97215</p>		<p>Owner: PORTLAND CHRISTIAN NETWORK SERVICES PO BOX 11437 PORTLAND, OR 97211</p>	
21-015282-000-00-EA	1946 NE 122ND AVE, 97230		EA-Zoning & Inf. Bur.- no mtg	2/17/21		Pending - EA
<p><i>Demo existing former Shari's pad building. Construct new ~3,028 sf bank building and parking within ground lease area.</i></p>						
	<p>Legal Description: 1N2E26CC 03400 HAZELWOOD LOT 37&38 TL 3400</p>		<p>Applicant: JENNIFER RINKUS BAYSINGER PARTNERS ARCHITECTURE 1006 SE GRAND AVE, #300 PORTLAND OR 97214 USA</p>		<p>Owner: H&A INVESTMENT LLC 1121 SW SALMON ST 6TH FLR PORTLAND, OR 97205-2022</p>	
21-018645-000-00-EA	2892 NW UPSHUR ST, 97210		EA-Zoning & Inf. Bur.- no mtg	2/25/21		Application
<p><i>New 4-Unit Multi-Family Structure With On Site Parking</i></p>						
	<p>Legal Description: 1N1E29DC 03800 WILLAMETTE HTS ADD BLOCK D N 47' OF LOT 20 N 3' OF E 25' OF S 53' OF LOT 20</p>		<p>Applicant: WILLIAM NEBURKA EVIDENT ARCHITECTURE OFFICE 411 SE 58TH PLACE PORTLAND OR 97215</p>		<p>Owner: SOHRAB VOSSOUGH 3915 NW DEVOTO LN PORTLAND, OR 97229-8096</p> <p>Owner: HALEH SIMI 3915 NW DEVOTO LN PORTLAND, OR 97229-8096</p>	

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21-017966-000-00-EA	5555 N CHANNEL AVE, 97217		EA-Zoning & Inf. Bur.- w/mtg	2/25/21		Pending - EA
<p><i>This project is proposed in accordance with the Consent Order and the 1200-Z Industrial Stormwater Discharge Permit for the site. The project goal is to improve the quality of water that is discharged from the site by maintaining and retrofitting the existing stormwater system consistent with permit requirements. To do this, Vigor would reconfigure existing stormwater conveyance from 16 existing drainage areas and outfalls. The flow would be consolidated and directed to existing stormwater detention tanks for treatment prior to discharge. The treated stormwater would then be discharged through an existing outfall.</i></p>						
	Legal Description: 1N1E17 00301 PARTITION PLAT 2004-8 LOT 1 TL 301 LAND & IMPS SEE R543779 (R649840291) FOR OTHER IMPS & R593920 (R649840292) & R646345 (R649840293) & R652118 (R649840298) FOR MACH & EQUIP		Applicant: COREY WILSON FLOYD SNIDER 601 UNION ST., STE 600 SEATTLE, WA 98101		Owner: SHIPYARD COMMERCE CENTER LLC PO BOX 4367 PORTLAND, OR 97208-4367	
21-015766-000-00-EA	2205 NW JOHNSON ST, 97210		EA-Zoning & Inf. Bur.- w/mtg	2/19/21		Pending - EA
<p><i>GC to propose 4 story elevator shaft on existing home to provided ADA access to all levels of home. Stormwater into existing system.</i></p>						
	Legal Description: 1N1E33BD 14500 KINGS 2ND ADD BLOCK 2 E 55' OF LOT 3&4 HISTORIC PROPERTY 15 YR 2008, POTENTIAL ADDITIONAL TAX		Applicant: JUSTIN DAWSON NATION WIDE LIFTS 125 MOLALLA AVE OREGON CITY OR 97045 USA		Owner: THE JOSEPH BARBEAU REV TR 2205 NW JOHNSON ST PORTLAND, OR 97210	
21-011511-000-00-EA	720 N HAYDEN MEADOWS DR, 97217		EA-Zoning & Inf. Bur.- w/mtg	2/8/21		Pending - EA
<p><i>Demolish existing office and rebuild in place, expand the cross-dock facility and construct a new service facility. We anticipate a complete redesign of the stormwater system.</i></p>						
	Legal Description: 1N1E03CA 00200 DELTA MEADOWS BLOCK 3 LOT 1		Applicant: AMY TALLENT VLK ENGINEERING + DESIGN 3933 S KELLY AVE PORTLAND OR 97239 USA		Owner: HAYDEN MEADOWS TERMINAL LLC 1010 S 336TH ST #202 FEDERAL WAY, WA 98003	
21-014361-000-00-EA	5403 SE 122ND AVE, 97236		EA-Zoning & Inf. Bur.- w/mtg	2/15/21		Pending - EA
<p><i>Proposed building is a single 4-story, wood-framed structure, providing 65 units of affordable housing and approx. 11 covered, but not enclosed parking spaces. R-2 Occupancy, Type V-A, NFPA 13R sprinklered. Building is U-shaped, ground floor common room and support spaces, surrounding an interior court/garden.</i></p>						
	Legal Description: 1S2E15AD 09300 SECTION 15 1S 2E TL 9300 0.31 ACRES		Applicant: DAVID HORSLEY DAO ARCHITECTURE LLC 310 SW 4TH AVE ST 810 PORTLAND OR 97204		Owner: LMC INC 19200 SW TETON AVE TUALATIN, OR 97062	

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21-018948-000-00-EA	2920 NE SANDY BLVD, 97232		EA-Zoning & Inf. Bur.- w/mtg	2/26/21		Application
<p><i>Refresh existing Wendy's drive-thru restaurant into a Dave's Hot Chicken with new tenant trade dress. Add double order station entry at drive-thru entrance and interior remodel.</i></p>						
	<p>Legal Description: 1N1E36BD 13600 BLUMAUERS ADD BLOCK 10 TL 13600</p>		<p>Applicant: JOSH VEENTJER NNNET ADVISORS, INC. 101 SW MADISON ST., #8913 PORTLAND, OR 97204</p>		<p>Owner: WENDY'S PROPERTIES LLC 1 DAVE THOMAS BLVD DUBLIN, OH 43017-5452</p>	
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>			
21-016261-000-00-EA	NE HANCOCK ST, 97212		EA-Zoning & Inf. Bur.- w/mtg	2/19/21		Application
<p><i>New 3-story, 18-unit multi-family, micro-unit residential building. Stormwater management TBD.</i></p>						
	<p>Legal Description: 1N1E27DD 06100 HOLLADAYS ADD BLOCK 247 E 41' OF LOT 1&2</p>		<p>Applicant: MEAGHAN BULLARD JONES ARCHITECTURE 120 NW 9TH AVE, STE 210 PORTLAND OR 97209</p>		<p>Owner: GEOGTAPA LLC 3310 NW FRANKLIN CT PORTLAND, OR 97210</p>	

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21-014990-000-00-EA	7548 NE 33RD DR, 97211		EA-Zoning & Inf. Bur.- w/mtg	2/16/21		Pending - EA
<p><i>The Bureau of Environment Services (BES) proposes to remodel/upgrade an existing pump station located at 7548 NE 33rd Drive. It is anticipated that all mechanical, electrical, and control systems will be removed and replaced with new equipment.</i></p>						
	Legal Description: 1N1E12CD 00800 SUNDERLAND AC & PLAT 3 LOT 28 TL 800		Applicant: PHILIP MCCORMICK BUREAU OF ENVIRONMENTAL SERVICES 1120 SW 5TH AVE SUITE 613 PORTLAND OR 97204		Owner: PORTLAND CITY OF 1120 SW 5TH AVE #1000 PORTLAND, OR 97204-1912	
21-016608-000-00-EA	15840 SE TAYLOR ST, 97233		EA-Zoning & Inf. Bur.- w/mtg	2/22/21		Application
<p><i>Project consists of renovations to Oliver Elementary School. Includes interior remodel to include 3 new science rooms, new finishes and new lighting. Exterior to replace windows and roof.</i></p>						
	Legal Description: 1S2E01 00100 NEWHURST PK LOT 1&2 TL 100		Applicant: AMY VOHS DLR GROUP 110 SW YAMILL ST, SUITE 105 PORTLAND OR 97204 USA		Owner: SCHOOL DIST NO 28 18135 SE BROOKLYN ST PORTLAND, OR 97236-1049	
21-014891-000-00-EA	N BROADWAY, 97227		EA-Zoning & Inf. Bur.- w/mtg	2/23/21		Pending - EA
<p><i>The project is the development of an existing parking lot into an affordable housing residential building (111 units) as well as a 99 seat theater and a pedestrian path connecting Wheeler and Flint.</i></p>						
	Legal Description: 1N1E27DC 03300 SECTION 27 1N 1E TL 3300 0.67 ACRES		Applicant: CHANDRA ROBINSON LEVER ARCHITECTURE PC 4713 N ALBINA AVE, 4TH FLOOR PORTLAND OR 97217		Owner: PARAMOUNT PARKING LLC 3221 SE BROOKLYN ST PORTLAND, OR 97202-1924	

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21-013934-000-00-EA	6338 S CORBETT AVE, 97239		EA-Zoning & Inf. Bur.- w/mtg	2/17/21		Pending - EA
<p><i>Renovation to existing school building and modular classrooms including new ADA ramp, ADA compliant restrooms, mechanical upgrades, interior partitions, miscellaneous interior ADA upgrades.</i></p>						
	<p>Legal Description: 1S1E15CD 06300 SOUTHERN PORTLAND BLOCK 24 TL 6300</p>		<p>Applicant: PATRICK LEBOEUF 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>	
			<p>Applicant: LAUREN HACKETT STUDIO PETRETTI ARCHITECTS 2335 SE 50TH AVE PORTLAND, OR 97215</p>			
			<p>Applicant: NICKOLAS SUKKAU PORTLAND PUBLIC SCHOOLS 501 N DIXON ST PORTLAND, OR 97227</p>			
21-016782-000-00-EA	4600 NE 138TH AVE, 97230		EA-Zoning & Inf. Bur.- w/mtg	2/23/21		Pending - EA
<p><i>Demo of existing bldg and new construction of two, single story, industrial use buildings with associated parking, loading , utilities and landscape.</i></p>						
	<p>Legal Description: 1N2E23A 00500 SECTION 23 1N 2E TL 500 24.17 ACRES LAND & IMPS SEE R318517 (R942230561) FOR MACH & EQUIP SPLIT LEVY R318532 (R942230820)</p>		<p>Applicant: RYAN PICKREL FASTER PERMITS 2000 SW 1ST AVE #420 PORTLAND OR 97201</p>		<p>Owner: SUPREME STEEL INC 4600 NE 138TH AVE PORTLAND, OR 97230</p>	
21-009050-000-00-EA	NE KILLINGSWORTH ST, 97211		EA-Zoning & Inf. Bur.- w/mtg	2/10/21		Pending - EA
<p><i>Construction of a five-story COVID 19 resistant office building to be located at the southeast corner of NE Killingsworth St and NE Cleveland Ave. The site is currently vacant land. The proposed building will have a below-grade basement and four above-grade levels.</i></p>						
	<p>Legal Description: 1N1E22AA 03700 WALNUT PK BLOCK 6 LOT 1 EXC PT IN ST LOT 2</p>		<p>Applicant: DARYL GARNER STRUCTURE DEVELOPMENT GROUP LLC 838 SW 1ST AVE SUITE 500 PORTLAND OR 97204</p>		<p>Owner: WOODLAWN DEVELOPMENT GROUP LLC PO BOX 11387 PORTLAND, OR 97211-0387</p>	

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21-013511-000-00-EA	213 NE WEIDLER ST, 97232		EA-Zoning & Inf. Bur.- w/mtg	2/16/21		Pending - EA
<p><i>This proposal transfers ownership of the vacant site at 211 - 213 NE Weidler Street to the Ace Hardware and storage building that occupies the entire remainder of the block. The existing parking lot for the Ace Hardware would be reconfigured to integrate this transferred lot, relocating the trash enclosure and expanding parking onto the subject lot. Existing stormwater disposal structures would be used or enhanced if needed per study. Note there is a CC case - possibly related to this (2017-266919: Michelle Seward)</i></p>						
	Legal Description: 1N1E27DD 10300 HOLLADAYS ADD BLOCK 215 E 30' OF W 70' OF LOT 4		Applicant: BEN KING STEM ARCHITECTURE PO BOX 17034 PORTLAND, OR 97217		Owner: PDX 203 NE WEIDLER LLC 309 SW 6TH AVE #210 PORTLAND, OR 97204	
21-014355-000-00-EA	5024 SE CLAY ST, 97215		EA-Zoning & Inf. Bur.- w/mtg	2/12/21		Pending - EA
<p><i>Demolish Existing Residence, Construct Townhomes, No Parking</i></p>						
	Legal Description: 1S2E06CA 05500 HAWTHORNE PL BLOCK 3 LOT 6		Applicant: ZAC HORTON FASTER PERMITS 2000 SW 1ST AVE SUITE 420 PORTLAND, OR 97201		Owner: NW PROPERTIES LLC 11150 S RIVERWOOD RD PORTLAND, OR 97219-8444	
21-014183-000-00-EA	7908 NW GALES RIDGE LN, 97229		EA-Zoning & Inf. Bur.- w/mtg	2/12/21		Pending - EA
<p><i>Proposal for a net-zero, innovate and site sensitive single family residential development altering an existing home site within an 11 acre open space tract with an RF zone. The entire site is within an environmental overlay. Planned Unit Development change requested for an increase to open space tract area, for property line adjustments, reconfiguration of disturbance area (with no net increase in disturbance area), changes to setbacks, building height and coverage. Proposal includes site restoration and enhanced mitigation opportunities.</i></p>						
	Legal Description: 1N1W25CA 02701 PARTITION PLAT 2000-92 LOT 1 INC UND INT TRACTS A & B		Applicant: WILLIAM RASMUSSEN MILLER NASHI GRAHAM @ DUNN LLP 3400 US BANCORP TOWER 111 SW 5TH AVE PORTLAND, OR 97204		Owner: DOGWARTS LLC 2321 NW THURMAN ST PORTLAND, OR 97210	
21-018435-000-00-EA	8305 N EDISON ST, 97203		EA-Zoning & Inf. Bur.- w/mtg	2/25/21		Application
<p><i>Construct 10 Townhomes and 2 flats; 8 garages; stormwater via infiltration dry well</i></p>						
	Legal Description: 1N1W12BD 02900 JAMES JOHNS 2ND ADD BLOCK 18 LOT 1		Applicant: STEVE FOSLER FOSLER ARCHITECTURE 1930 NW LOVEJOY ST PORTLAND OR 97209		Owner: TRZ BASELINE LLC ET AL 22858 SW FOREST CREEK DR #100 SHERWOOD, OR 97140	

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21-019044-000-00-EA	SW BARBUR BLVD, 97239		EA-Zoning & Inf. Bur.- w/mtg	2/26/21		Application
<p><i>Proposed 12-Unit Apartment Complex with Associated Parking Lot Improvements in the RM1 and RM1c Zones. Approximately 28,228 sq. ft. of site area is located within the Environmental Conservation Overlay Zone area.</i></p>						
	<p>Legal Description: 1S1E15BB 04300 PORTLAND HMSTD EXC PT IN ST-INC PT VAC ST LOT 3 BLOCK 10 SLY OF BARBUR BLVD LOT 4 BLOCK 10</p>		<p>Applicant: WENDY TEMKO 4619 SW CONDOR AVE PORTLAND, OR 97239</p>		<p>Owner: NORMAN MALBIN 4619 SW CONDOR AVE PORTLAND, OR 97239</p>	
					<p>Owner: WENDY TEMKO 4619 SW CONDOR AVE PORTLAND, OR 97239</p>	
21-017389-000-00-EA	7020 N OSWEGO AVE, 97203		EA-Zoning Only - w/mtg	2/24/21		Pending - EA
<p><i>Verizon Wireless proposes to modify their existing water tank mounted wireless facility with the removal of (9) existing RRUs and the installation of (3) new RRUs/Antenna combos, (3) new 5G RRR/Antenna combos, (6) new RRUs, and associated cables on the water tank.</i></p>						
	<p>Legal Description: 1N1W12AC 05400 ADAMS ADD BLOCK 2 LOT 1&2&7&8</p>		<p>Applicant: CAMILLE COPE VERIZON WIRELESS 5430 NE 122ND AVE PORTLAND OR 97230 USA</p>		<p>Owner: PORTLAND CITY OF 1120 SW 5TH AVE #600 PORTLAND, OR 97204-1974</p>	
21-014098-000-00-EA	5138 NE 23RD AVE, 97211		EA-Zoning Only - w/mtg	2/11/21		Cancelled
<p><i>Conditional Use approval for community services use.</i></p>						
	<p>Legal Description: 1N1E23AA 13500 VERNON BLOCK 33 LOT 1</p>		<p>Applicant: MATTHEW HOLLINGSWORTH 6333 NE MALLORY AVE PORTLAND OR 97211</p>		<p>Owner: JEANNETTE D'ANTONIO 4428 NE SUMNER ST PORTLAND, OR 97218</p>	
					<p>Owner: FLOYD LABAR 4428 NE SUMNER ST PORTLAND, OR 97218</p>	
21-017449-000-00-EA	9570 SW BARBUR BLVD, 97219		EA-Zoning Only - w/mtg	2/23/21		Pending - EA
<p><i>Verizon proposes to modify their existing rooftop wireless facility with the relocation of the Alpha and Beta sectors, including the removal of (9) existing antennas and the installation of (6) new RRUs/Antenna combos, (6) new antennas, (6) new RRUs, (4) new OVP12 surge suppressors, and associated cables on the rooftop.</i></p>						
	<p>Legal Description: 1S1E29BD 07600 SECTION 29 1S 1E TL 7600 1.57 ACRES</p>		<p>Applicant: CAMILLE COPE VERIZON WIRELESS 5430 NE 122ND AVE PORTLAND OR 97230 USA</p>		<p>Owner: AZ KASHI MANAGEMENT LLC 10101 SW BARBUR BLVD #200 PORTLAND, OR 97219</p>	

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21-014320-000-00-EA	5415 SE MILWAUKIE AVE, 97202		EA-Zoning Only - w/mtg	2/12/21		Pending - EA
<p><i>Consolidate properties into the RM4 zone and design and develop three multifamily buildings.</i></p> <p>Legal Description: 1S1E14AC 06000 SECTION 14 1S 1E TL 6000 0.45 ACRES</p> <p>Applicant: BLAINE WHITNEY CCG MANAGEMENT LLC 8555 SW APPLE WAY #110 PORTLAND, OR 97225</p> <p>Owner: MARVIN LA PORTE 5515 SE MILWAUKIE AVE PORTLAND, OR 97202</p> <p>Owner: SUSAN LA PORTE 5515 SE MILWAUKIE AVE PORTLAND, OR 97202</p>						
21-011518-000-00-EA	7206 N LANCASTER AVE, 97217		EA-Zoning Only - w/mtg	2/5/21		Pending - EA
<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>						
21-015975-000-00-EA	SW BEAVERTON HILLSDALE HWY, 97239		EA-Zoning Only - w/mtg	2/19/21		Application
<p><i>To address flooding impacts to existing infrastructure, City of Portland Environmental Services (BES) needs to install a small flow device to modify a beaver dam. BES is monitoring the beaver dam for impacts to a road base for Beaverton-Hillsdale Hwy, three storm water infrastructure assets and adjacent private property. The low-impact, non-lethal flow device will avoid further, more severe flooding impacts to infrastructure and other property.</i></p> <p>Legal Description: 1S1E17DB 01800 SECTION 17 1S 1E TL 1800 0.30 ACRES</p> <p>Applicant: DAVID HELZER CITY OF PORTLAND ENVIRONMENTAL SERVICES 1120 SW 5TH AVE, SUITE 613 PORTLAND OR 97204 USA</p> <p>Owner: PORTLAND CITY OF 1120 SW 5TH AVE #1000 PORTLAND, OR 97204-1912</p>						
21-017812-000-00-EA	1250 N ANCHOR WAY, 97217		EA-Zoning Only - w/mtg	2/24/21		Application
<p><i>When the North Harbour subdivision was completed in the 1990's a Maintenance Agreement was recorded that we would like to have removed now. Requires City approval.</i></p> <p>Legal Description: 1N1E03BB 01801 NORTH HARBOUR LOT 7 TL 1801</p> <p>Applicant: KERRY STEINMETZ FIDELITY NATIONAL TITLE 900 SW 5TH AVE MEZZANINE PORTLAND OR 97204</p> <p>Owner: BRE ROSE PROPERTY OWNER LLC PO BOX A-3956 CHICAGO, IL 60690-3956</p>						

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Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
21-015446-000-00-EA	, 97227		PC - PreApplication Conference	2/19/21		Pending - EA
<p><i>Union Pacific Railroad Albina Yard, two projects, New Industrial Wastewater Treatment Plant and Fueling System Replacement.</i></p> <p>Legal Description: 1N1E27 00100 PARTITION PLAT 1992-164 LOT 2 TL 100 SPLIT MAP R237737 (R649729830) & R489338 (R649729834) SEE R237736 (R649729821)FOR BILLBIARD, DEPT OF REVENUE</p> <p>Applicant: HILLARY PARKER UNION PACIFIC RAILROAD COMPANY 1400 DOUGLAS STREET - MS1640 OMAHA NE 68179-1640 USA</p> <p>Owner: UNION PACIFIC RAILROAD COMPANY 1400 DOUGLAS ST - MS 1640 OMAHA, NE 68179-1640</p>						
21-015825-000-00-EA	SW DICKINSON LN, 97219		PC - PreApplication Conference	2/18/21		Pending - EA
<p><i>Partition property into two parcels, each 70-feet wide, plus an Environmental Tract. Stormwater disposal by flow through planter piped to storm line.</i></p> <p>Legal Description: 1S1E33CB 01800 DICKINSON SUB LOT 17</p> <p>Applicant: ALEX KAYDALIN LOCUS CUSTOM HOMES 12981 SE MEADEHILL AVE HAPPY VALLEY OR 97086 USA</p> <p>Owner: MINH BUI 11223 SE MALDEN ST PORTLAND, OR 97266-8014</p>						
21-015792-000-00-EA	8235 NE BEECH ST, 97220		PC - PreApplication Conference	2/18/21		Application
<p><i>Type III Zoning Map Amendment from RM1-Residential Multi-Dwelling to CM2-Commercial/Mixed-Use 2.</i></p> <p>Legal Description: 1N2E21CC 09200 ROSE VILLAS E 1/2 OF LOT 11</p> <p>Applicant: ALVIN RIMES 19415 ORCHID GROVE DR OREGON CITY, OR 97045-7129</p> <p>Applicant: TRICIA TOOL 225 SE 80TH AVENUE PORTLAND OR 97215 USA</p> <p>Owner: ALVIN RIMES 19415 ORCHID GROVE DR OREGON CITY, OR 97045-7129</p> <p>Owner: GERALDINE RIMES 19415 ORCHID GROVE DR OREGON CITY, OR 97045-7129</p>						
21-016735-000-00-EA	2244 SE LADD AVE, 97214		PC - PreApplication Conference	2/23/21		Pending - EA
<p><i>Remove existing garage off the alley, which is historic contributing structure to the Ladd's Addition Historic District, and replace with a habitable ADU with bar sink and bathroom and downspout extensions for stormwater management.</i></p> <p>Legal Description: 1S1E02DC 03100 LADDS ADD BLOCK 28 LOT 20</p> <p>Applicant: MARY VALEANT VALEANT ARCHITECTURE LLC 2318 SW MARKET ST POPRTLAND, OR 97201</p> <p>Owner: RICHARD GREIN 2244 SE LADD AVE PORTLAND, OR 97214</p>						

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
21-016614-000-00-EA	3333 SW US VETERANS HOSPITAL RD, 97239		PC - PreApplication Conference	2/23/21		Pending - EA
<p><i>(Refer to Zoning Map dated 2/24/21 for accurate portrayal of lots involved.) PROPOSAL The proposal is develop housing on Marquam Hill to eliminate commuting for residents and support personnel of the Hospitals and Level 1 Trauma Center. Housing and services are provided for the employment providers adjacent to the site. Household Living will be classified as Residential Group R1 and R2 for temporary and permanent residences by the Oregon State Structural Specialty Code. Household Living is mixed within structures in a combination of SRO and apartment configurations. Business, Retail Sales and Service and Assembly Occupancies are developed to provide support services for residents, guests and neighbors. Parking is provided and shared throughout the site. Also proposing Comprehensive Plan Map/Zoning Map Amendment for southerly lots from RM3 to CM2. Summarized (by Barry Smith): Change CM2 and RM3d map designations to EXd, concurrently with Planned development, concurrently with Design Review. 904 SW Gibbs can be considered a part of the site so long as we can continue the current path to start construction 3Q 2021.</i></p>						
	Legal Description: 1S1E09AC 07900 PORTLAND CITY HMSTD BLOCK 71 LOT 1 EXC PT IN ST		Applicant: BARRY SMITH 715 SW Morrison Street, Suite 909 PORTLAND OR 97205		Owner: PARADISE 39 GRAPE LLC 6010 NE FLANDERS ST UNIT B-1 PORTLAND, OR 97213-3870	
					Owner: 3333 SW 10TH AVE LLC 3324 SW 10TH AVE PORTLAND, OR 97239	
					Owner: 3405 SW 10TH AVE LLC 3324 SW 10TH AVE PORTLAND, OR 97239	
					Owner: BETA NU CHAPTER OF PHI BETA PI 1 SW COLUMBIA ST STE 400 PORTLAND, OR 97258	
					Owner: YOSHIDA REAL ESTATE HOLDINGS XVIII LLC 8440 NE ALDERWOOD RD #A PORTLAND, OR 97220	
					Owner: CCG-SHERMAN OAKS LLC ET AL 2424 SE 11TH AVE PORTLAND, OR 97214	
					Owner: CARON FAMILY LLC 4405 SW DONNER WAY PORTLAND, OR 97239	

Early Assistance Intakes

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
21-014089-000-00-EA	7848 SE 109TH AVE, 97266		PC - PreApplication Conference	2/16/21		Pending - EA
<p><i>Review of Environmental Violations, and proposed resolution, and onsite Mitigation. See LU 16-224793 EV & AL 16-224793.</i></p>						
	<p>Legal Description: 1S2E22CA 08914 BLUEBERRY RIDGE LOT 7 INC UND INT TRACT A</p>		<p>Applicant: MARK DANE MARK DANE PLANNING 12725 SW GLENHAVEN ST PORTLAND, OR 97225</p>		<p>Owner: VIKTOR GEORGIYEV 2845 SE 131ST AVE PORTLAND, OR 97236</p> <p>Owner: LYUDMILA GEORGIYEV 2845 SE 131ST AVE PORTLAND, OR 97236</p>	
21-013637-000-00-EA	8435 NE GLISAN ST, 97220		PC - PreApplication Conference	2/10/21		Pending - EA
<p><i>A Pre-Application Conference to discuss adding sports lighting to an already existing sports field on the campus of Multnomah University. The lighting will allow the university to accommodate class schedules, expand student access to athletics and minimize travel time. The new lighting would be LED lighting provided by MUSCO. The approval criteria are in Chapter 33.815.105.</i></p>						
	<p>Legal Description: 1N2E33BC 07500 SECTION 33 1N 2E TL 7500 19.25 ACRES</p>		<p>Applicant: JEFF ENQUIST PORTLAND CITY UNITED 3439 NE SANDY BLVD #348 PORTLAND, OR 97232</p>		<p>Owner: MULTNOMAH UNIVERSITY 8435 NE GLISAN ST PORTLAND, OR 97220-5814</p>	
21-014385-000-00-EA	SE MCLOUGHLIN BLVD, 97202		Public Works Inquiry	2/12/21		Pending - EA
<p><i>Develop vacant lot with detached ADU, primary dwelling located on adjacent lot to the north, R296528</i></p>						
	<p>Legal Description: 1S1E11BC 06800 VILLA HTS BLOCK 1 LOT 12&13 TL 6800</p>		<p>Applicant: KEVIN PARTAIN URBAN VISIONS 223 NE 56TH AVE PORTLAND OR 97213</p>		<p>Owner: DAVID HILTS 4107 SE CRYSTAL SPRINGS BLVD PORTLAND, OR 97202</p> <p>Owner: JEFF WEDDLE 4107 SE CRYSTAL SPRINGS BLVD PORTLAND, OR 97202</p>	

Early Assistance Intakes

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
21-013670-000-00-EA	6532 N WILLAMETTE BLVD, 97203		Public Works Inquiry	2/10/21		Cancelled
<p><i>Two NSFRs, after the lot confirmation, which is under review, see PR 21-000380, is done.</i></p>						
	Legal Description: 1N1E07CD 07500 HARBOR VIEW ADD BLOCK 3 LOT 4&5		Applicant: KELLI GROVER FIRWOOD DESIGN GROUP LLC 359 E HISTORIC COLUMBIA RIVER HWY TROUTDALE OR 97060		Owner: JENNIFER ZICKEL 6532 N WILLAMETTE BLVD PORTLAND, OR 97203 Owner: SCOT ZICKEL 6532 N WILLAMETTE BLVD PORTLAND, OR 97203	
21-013179-000-00-EA	SE KNAPP ST, 97236		Public Works Inquiry	2/9/21		Cancelled
<p><i>Single Family home - 2500 sf single story. ATT septic system. Stormwater to be managed on site using drywell or similar system.</i></p>						
	Legal Description: 1S2E23BC 00400 SECTION 23 1S 2E TL 400 0.34 ACRES		Applicant: SEAN RAMSTEAD WEST COAST ENGINEERING, PC 2027 SE 37TH AVE PORTLAND, OR 97214		Owner: DARET, HELGA K TR 7127 SE 127TH AVE PORTLAND, OR 97236-5009 Owner: DARET, ARTHUR W TR 7127 SE 127TH AVE PORTLAND, OR 97236-5009	
21-013468-000-00-EA	1703 SW MARIGOLD ST, 97219		Public Works Inquiry	2/10/21		Pending - EA
<p><i>ADU behind house Two options for access shown - SW Marigold and SW 17th.</i></p>						
	Legal Description: 1S1E28BA 05400 HILL GROVE BLOCK 4 LOT 1		Applicant: PHILIP QUARTERMAN 1703 SW MARIGOLD ST PORTLAND, OR 97219-4145		Owner: PHILIP QUARTERMAN 1703 SW MARIGOLD ST PORTLAND, OR 97219-4145	
21-014912-000-00-EA	NW, 97229		Public Works Inquiry	2/16/21		Pending - EA
<p><i>Build 2 new single family residences. Flow through planter boxes or 60%+ eco roofs piped to the dedicated storm water tract. Any future sidewalk on skyline blvd is unrealistic given the steep southerly topography within the right of way and narrow shoulder. Trees in the right of way would need to be removed to build up an larger shoulder to support such a sidewalk. This is a scenic corridor and maintaining existing trees is of importance Pictures attached.</i></p>						
	Legal Description: 1N1W25BC 01603 THOMPSON CREST LOT 3 INC UND INT TRACT A		Applicant: KRISTIAN BEYER BEYER CONSTRUCTION AND DEVELOPMENT, LLC 7485 SW 24TH AVE PORTLAND OR 97219		Owner: JAMES HODEL PO BOX 286 PLACERVILLE, CO 81430 Owner: MELINDA HODEL PO BOX 286 PLACERVILLE, CO 81430	

Early Assistance Intakes

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
21-015455-000-00-EA	6548 SE 48TH AVE, 97206		Public Works Inquiry	2/17/21		Pending - EA
<p><i>A new house and detached ADU will be built on the site. The existing house will be removed. Stormwater disposal will be via drywells.</i></p>						
	Legal Description: 1S2E19BA 05000 SECTION 19 1S 2E TL 5000 0.16 ACRES		Applicant: SARAH RADELET STRATA LAND USE PLANNING PO BOX 90833 PORTLAND OR 97290		Owner: SHANNON TAYLOR 9226 SE 29TH AVE MILWAUKIE, OR 97222	

Total # of Early Assistance intakes: 48

20-111522-000-00-FP	605 SE 47TH AVE, 97215	FP - Final Plat Review		2/2/21		Under Review
<p><i>Final plat to create two parcels.</i></p>						
	Legal Description: 1S2E06BA 08300 PARADISE SPR TR BLOCK 7 LOT 6 TL 8300		Applicant: KARIN LAMBERT HAWTHORNE & 47TH LLC PO BOX 68 BEAVERCREEK OR 97004		Owner: HAWTHORNE & 47TH LLC PO BOX 68 BEAVERCREEK, OR 97004	

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

Total # of Final Plat intakes: 1

21-018870-000-00-LU	1450 NE 122ND AVE	AD - Adjustment	Type 2 procedure	2/26/21		Pending
<p><i>We are proposing two signs at the new Jersey Mikes restaurant that would exceed the allowance based on the City of Portland sign code. These two signs would be in addition to the East facing sign that meets the sign allowance. That permit is on hold at the moment pending this request for more signage to increase visibility from all entrances to the shopping center/ strip mall.</i></p>						
	Legal Description: 1N2E35BB 00701		Applicant: RUSSEL MASON MEYER SIGN CO. of OREGON, INC PORTLAND OR USA		Owner: GOODWILL INDUSTRIES OF THE COLUMBIA WILLAMETTE INC 1943 SE 6TH AVE PORTLAND, OR 97214-4508	

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
21-012383-000-00-LU	9912 SW 49TH AVE, 97219	AD - Adjustment	Type 2 procedure	2/5/21		Pending
<p><i>Adjustment to maximum lot size & regular lot line standards ahead of future property line adjustment</i></p> <p>Legal Description: 1S1E30DA 02400 SECTION 30 1S 1E TL 2400 0.20 ACRES</p> <p>Applicant: KEVIN PARTAIN URBAN VISIONS 223 NE 56TH AVE PORTLAND OR 97213</p> <p>Owner: STEVE RUSSELL 9912 SW 49TH AVE PORTLAND, OR 97219-5887</p> <p>Owner: MELANIE RUSSELL 9912 SW 49TH AVE PORTLAND, OR 97219-5887</p>						
21-013194-000-00-LU	1500 NE IRVING ST, 97232	AD - Adjustment	Type 2 procedure	2/9/21		Pending
<p><i>Interior Parking Lot Landscape Mitigation Plan - The attached plan sheet # L1.1 shows a layout that adds parking lot islands to the existing parking lot interior, as well as calculations as to how many trees, shrubs and groundcover and square feet of landscape that will be required to conform to existing standards. The owner requests an adjustment review of the proposed interior parking lot landscaping non-conforming upgrade to be mitigated by installing the additional parking lot landscaping on a different property.</i></p> <p>Legal Description: 1N1E35AC 01200 HOLLADAYS ADD BLOCK 167&168 TL 1200</p> <p>Applicant: DAVID ANDERSON ANDERSON ASSOCIATES PO BOX 872276 VANCOUVER, WA 98687</p> <p>Owner: SCRE II EASTSIDE LP 1120 NW COUCH #500 PORTLAND, OR 97209</p>						
21-014364-000-00-LU	10801 SE HENRY ST, 97266	AD - Adjustment	Type 2 procedure	2/12/21		Incomplete
<p><i>Stormwater management improvements including the installation of a StormwaterRx Aquip 160SBE passive enhanced sand filtration system to treat stormwater runoff prior to site discharge. The system is an 8.5' x 29.5' footprint above ground treatment unit. Adjustment to landscape buffer L1 (33.248)</i></p> <p>Legal Description: 1S2E15CD 01400 MENTONE BLOCK 79&80 TL 1400</p> <p>Applicant: DANIEL SCARPINE AQUARIUS ENVIRONMENTAL, LLC</p> <p>Owner: UPI PORTLAND LLC PO BOX 10047 PORTLAND, OR 97296-0047</p>						
21-013590-000-00-LU	4610 NE 42ND AVE, 97218	AD - Adjustment	Type 2 procedure	2/9/21		Pending
<p><i>Four-story apartment building with 56 dwelling units, including a mix of studios, 1-, 2-, and 3- bedrooms. 51 units in wood-framed Floors 2-4. Concrete-frame ground floor includes 5 loft-style dwelling units, two community spaces, a lobby, and service and utility spaces. Project is currently in construction. Adjustment concerns the addition of a roof terrace, which will require an elevator vestibule and minor architectural details to be included in the code exceptions to maximum height. All stormwater is managed via on-site infiltration in drywells.</i></p> <p>Legal Description: 1N2E19BC 10600</p> <p>Applicant: CRAIG RIEGELNEGG CARLETON HART ARCHITECTURE 830 SW 10TH AVE., #200 PORTLAND OR 97205</p> <p>Owner: GOING 42 LIMITED PARTNERSHIP 126 NE ALBERTA ST STE 202 PORTLAND, OR 97211</p>						

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
21-015110-000-00-LU	5022 NE GOING ST, 97218	AD - Adjustment	Type 2 procedure	2/16/21		Pending
<p><i>Addition of an attached single car garage and additional living area to rear of the house. Garage to be located 3 feet from the west property line with eaves at 2 feet. Hardie Plank siding to be installed along entire west wall to assist in firewall protection. Need Adjustment to Table 110-3 and 33.110.220 to allow the reduced building setback (from 5 feet to 3 feet for the wall and 2 feet for eaves).</i></p>						
<p>Legal Description: 1N2E19BD 11100 SECTION 19 1N 2E TL 11100 0.20 ACRES</p>			<p>Applicant: CHRIS GUILLET 5022 NE GOING ST PORTLAND, OR 97218-2042</p>		<p>Owner: CHRIS GUILLET 5022 NE GOING ST PORTLAND, OR 97218-2042</p>	
			<p>Applicant: ANDREA GUILLET 5022 NE GOING ST PORTLAND, OR 97218-2042</p>		<p>Owner: ANDREA GUILLET 5022 NE GOING ST PORTLAND, OR 97218-2042</p>	
21-013159-000-00-LU	1240 SW HIGHLAND RD, 97221	AD - Adjustment	Type 2 procedure	2/9/21		Pending
<p><i>The applicant is working with the property owners of the home at 1240 SW Highland Drive to complete a remodeling project, including a new third garage bay, kitchen footprint expansion and remodel, and a new music room. The single-level ranch house on the site was originally constructed in 1969 around a U-shaped entry courtyard and circular drive, and the remodeling project will respect this single-story character and feature exterior design details in keeping with the original architecture. The new footprint expansions occur on both sides of the existing entry courtyard, as well as at the rear corner of the home for the kitchen bump-out. All work will remain outside of the required minimum 20'-0" front and 10'-0" side and rear building setbacks. Regulations for the R20 base zone at the site limit the maximum amount of building coverage at the site to 2,250 square feet plus 15% of the site area over 5,000 square feet (33.110.225.B/Table 110-4). With a site area of 15,900 square feet, this results in a maximum building coverage allowance of 3,885 square feet. Although the house is already slightly over today's allowed building coverage limit with a footprint of 4,087 square feet, the remodeling project will result in a building with 5,013 square feet of building coverage. Therefore, in order to construct the three footprint expansions as proposed (garage, music room, kitchen), the applicant has requested an Adjustment to increase the maximum building coverage from 3,885 to 5,013 square feet.</i></p>						
<p>Legal Description: 1S1E05BC 01900 THE HIGHLANDS PLAT 1 & 2 BLOCK 7 LOT 2 TL 1900</p>			<p>Applicant: CHRIS WISDOM WISDOM INC 333 S STATE ST #V-190 LAKE OSWEGO, OR 97034</p>		<p>Owner: JEFFREY RINKOFF 658 SISKIYOU BLVD ASHLAND, OR 97520-2153</p>	
					<p>Owner: JANIS ROSENTHAL 658 SISKIYOU BLVD ASHLAND, OR 97520-2153</p>	
					<p>Owner: JEFFREY & JANIS RINKOFF 1240 SW HIGHLAND RD PORTLAND, OR 97221</p>	

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
21-012742-000-00-LU	SW 18TH DR, 97239	AD - Adjustment	Type 2 procedure	2/8/21		Pending
<p><i>We request an adjustment of the side setback standard of 5 feet to 3 feet for the five lots listed above. The five subject lots are zoned R2.5d. The side setback standards are set at 5' for detached homes at 0/5' for attached homes. The attached site plan with proposed detached home footprints/designs shows the requested 3' side setbacks on the five lots.</i></p>						
	Legal Description: 1S1E16CA 07602 LOT 2 INC UND INT TRACT A		Applicant: LANCE JOHNSON 7322 SW 25TH AVE PORTLAND, OR 97219-2528		Owner: JULIA MARKLEY 7322 SW 25TH AVE PORTLAND, OR 97219-2528	
					Owner: LANCE JOHNSON 7322 SW 25TH AVE PORTLAND, OR 97219-2528	
21-018111-000-00-LU	6253 SW HAMILTON WAY, 97221	AD - Adjustment	Type 2 procedure	2/24/21		Pending
<p><i>The proposal requests a Type II Adjustment for the following: Increase the allowable Lot Coverage from the allowable 3,548.85 SF to 4,175. The Lot Coverage maximum easily supports the applicant's intention to build a ~3,025 square foot 4 bed/3.5 bath, with office, kitchen, den, dining room, living room home and an attached a 600 square foot two-car garage if we build a two-story home. But the applicant believes that we can build a considerably more livable home that invites more natural light, improves livability an access to the outdoors, minimizing the overall mass from every vantage point and provides optimal privacy and sense of space to neighbors by designing a single-story home instead.</i></p>						
	Legal Description: 1S1E18BB 03100 RALEIGH HILLS BLOCK 1 LOT 13&14 TL 3100		Applicant: RICH HANNAH HAMILTON WAY LLC 10560 NW LEE ST PORTLAND OR 97229		Owner: GERALD HOLGUIN 6253 SW HAMILTON WAY PORTLAND, OR 97221	
					Owner: CAROL HOLGUIN 6253 SW HAMILTON WAY PORTLAND, OR 97221	
Total # of LU AD - Adjustment permit intakes: 9						
21-016680-000-00-LU	8309 N HURST AVE, 97203	CU - Conditional Use	Type 2 procedure	2/22/21		Pending
<p><i>Type-B ASTR for the immediate use of three bedrooms, and future use of four bedrooms, to be rented on a short term basis.</i></p>						
	Legal Description: 1N1E08DB 02500 UNIVERSITY PK BLOCK 138 LOT 10&11		Applicant: ALEXANDER TRETHERY 7138 N KNOWLES AVE PORTLAND, OR 97217		Owner: RENEE G E TRETHERY 8309 N HURST AVE PORTLAND, OR 97203	
					Owner: ALEXANDER TRETHERY 8309 N HURST AVE PORTLAND, OR 97203	
Total # of LU CU - Conditional Use permit intakes: 1						

Land Use Review Intakes

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
21-018467-000-00-LU	1875 SE BELMONT ST, 97214	DZ - Design Review	Type 1 procedure new	2/25/21		Pending
<p><i>Replace (3) antennas, replace (5) radios, remove (1) COVP, install (1) radio, install (2) pendants, install (2) HCS 2.0 and install all new antenna mounts.</i></p>						
	<p>Legal Description: 1S1E02AB 13300 SECTION 02 1S 1E TL 13300 0.28 ACRES</p>		<p>Applicant: CHELSI MONIHAN TECHNOLOGY ASSOCIATES EC INC 3 MONROE PARKWAY SUITE P 313 LAKE OSWEGO OR 97035 USA</p>		<p>Owner: NEMO & SONS LLC 1875 SE BELMONT ST PORTLAND, OR 97214</p>	
21-010577-000-00-LU	1218 SW WASHINGTON ST, 97205	DZ - Design Review	Type 2 procedure	2/2/21		Incomplete
<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>	
21-015772-000-00-LU	1721 SW BROADWAY, 97201	DZ - Design Review	Type 2 procedure	2/18/21		Pending
<p><i>Removing a half height wall to provide better line of sight to a stair alcove to improve security of the space. A new guardrail and hand rail will be installed to maintain safe use of the stair.</i></p>						
	<p>Legal Description: 1S1E04AD 08500 PORTLAND BLOCK 201 LOT 1-8</p>		<p>Applicant: ANTHONY BOHAN PORTLAND STATE UNIVERSITY 617 SW MONTGOMERY ST #302 PORTLAND OR 97201</p>		<p>Owner: OREGON STATE OF(BOARD OF HIGHER EDUCATION) PO BOX 751 PORTLAND, OR 97207-0751</p>	
21-010600-000-00-LU	602 SE 11TH AVE, 97214	DZ - Design Review	Type 2 procedure	2/2/21		Pending
<p><i>The applicant requests Design Review approval to install new mechanical equipment on the rooftop of an existing building in the Central Eastside Subdistrict of the Central City Plan District, including one new rooftop gaspack unit (RTU) on a new curb, three new outside air dampers, five new air conditioning condenser units, and three new exhaust fans. Design Review approval is required for non-exempt exterior alterations in the Design Overlay zone of the Central City Plan District.</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>	

Total # of LU DZ - Design Review permit intakes: 4

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
21-011934-000-00-LU	322 SW 11TH AVE, 97205	DZM - Design Review w/ Modifications	Type 2 procedure	2/5/21		Pending
<p>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 IMPROVMENTS INCLUDE ROW IMPROVEMENTS PER PBOT.</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>		
21-012886-000-00-LU	7140 S MACADAM AVE, 97219	DZM - Design Review w/ Modifications	Type 3 procedure	2/9/21		Pending
<p>Type III Design Review with a modification and Greenway Review for site improvements to meet an existing non-conforming Option 2 agreement with the City of Portland. Type III Design Review is required to remove an existing condition of approval from DZ 15-87, and a modification to perimeter landscaping requirements. Please see project narrative for additional information.</p>						
<p>Legal Description: 1S1E22AC 00200 SECTION 22 1S 1E TL 200 1.24 ACRES</p>		<p>Applicant: KYLE DAVIS OREGON PUBLIC BROADCASTING FOUNDATION 7140 SOUTH MACADAM AVE PORTLAND, OR 97219</p>		<p>Owner: OREGON PUBLIC BROADCASTING FOUNDATION 7140 S MACADAM AVE PORTLAND, OR 97219-3013</p>		
<p>Total # of LU DZM - Design Review w/ Modifications permit intakes: 2</p>						
21-018997-000-00-LU	5151 NW CORNELL RD, 97210	EN - Environmental Review	Type 1x procedure	2/26/21		Pending
<p>Portland Audubon Society proposes interpretive facility improvements associated with their existing Wildlife Care Center. The open enclosures occupy 710 sq. ft. The proposal was reviewed under EA 21-000313.</p>						
<p>Legal Description: 1N1E31AC 00600 SECTION 31 1N 1E TL 600 0.36 ACRES</p>		<p>Applicant: NICK HARDIGG AUDUBON SOCIETY OF PORTLAND 5151 NW CORNELL RD PORTLAND OR 97210</p>		<p>Owner: AUDUBON SOCIETY OF PORTLAND OREGON 5151 NW CORNELL RD PORTLAND, OR 97210</p>		
		<p>Applicant: TUMURKHUU DAVAAKHUU PORTLAND AUDOBON 5151 NW CORNELL RD PORTLAND, OR 97210</p>				

Land Use Review Intakes

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
21-015135-000-00-LU	SW MONTGOMERY DR, 97201	EN - Environmental Review	Type 2 procedure	2/16/21		Unnecessary Review
<p><i>Environmental review for the sanitary and storm sewer connections for the new house through the resource overlay on the site. Storm planter with outfall piped to the combo sewer in SW Montgomery Drive</i></p>						
	Legal Description: 1S1E04BD 04400 CARTERS ADD TO P BLOCK 38 LOT 1&7&8 TL 4400		Applicant: KENTON REICHEN 206 HENDRICKS BLVD AMHERST, NY 14226		Owner: MACKENZIE MICHALSKI 206 HENDRICKS BLVD AMHERST, NY 14226	
					Owner: KENTON REICHEN 206 HENDRICKS BLVD AMHERST, NY 14226	

Total # of LU EN - Environmental Review permit intakes: 2

21-010359-000-00-LU	15007 SE FOSTER RD, 97236	EV - Environmental Violation	Type 2 procedure	2/2/21		Incomplete
<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>						
	Legal Description: 1S2E13CD 00400 JOHNSON CREEK PK LOT 2 TL 400		Applicant: MARC PETERS BUREAU OF ENVIRONMENTAL SERVICES 1120 SW 5TH AVE., RM 613 PORTLAND OR 97204		Owner: PORTLAND CITY OF 1120 SW 5TH AVE #1000 PORTLAND, OR 97204-1912	
			Applicant: KEVIN BONE BUREAU OF ENVIRONMENTAL SERVICES 1120 SW 5TH AVE STE 613 PORTLAND, OR 97204			

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

21-014816-000-00-LU	5828 N VAN HOUTEN PL, 97203	GW - Greenway	Type 2 procedure	2/12/21		Pending
<p><i>The University is requesting greenway review approval for construction of a dock for its rowing team and habitat restoration work that includes riparian plantings and removal of an existing dock, in-water pilings, and other rubble on the shoreline. The proposed scope of work is intended to replace the dock and habitat restoration project previously approved through LU 18-132118 GW. The proposed project is described in detail in the attached greenway review narrative. The only impervious surface included in the project is a concrete abutment for the dock that is 286 sq. ft. Because it is less than 500 sq. ft. it is exempt from stormwater management requirements.</i></p>						
	Legal Description: 1N1E18 00100 SECTION 18 1N 1E TL 100 33.59 AC		Applicant: DAVID HOBBS UNIVERSITY OF PORTLAND 5000 N WILLAMETTE BLVD PORTLAND, OR 97203		Owner: UNIVERSITY OF PORTLAND 5000 N WILLAMETTE BLVD PORTLAND, OR 97203-5743	

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
21-018117-000-00-LU	7805 SE OAKS PARK WAY, 97202	GW - Greenway	Type 2 procedure	2/24/21		Pending
<p><i>This project will reconfigure an existing dock and access system used by multiple rowing organizations at Oaks Park. Oaks Park Community Boathouse is a non-profit group serving multiple different rowing and paddling based organizations and their users. The existing dock has been in continual use since 1988 and has several design issues requiring reconfiguration to provide safer and better access for the members. The project will include a low freeboard floating dock, piling, minor grading to establish bench allowing the dock to slope uniformly to the water, and a concrete ramp below the dock. Minor gravel and A/C path changes above top of bank are proposed to accommodate the minor realignment from the existing top.</i></p>						
	Legal Description: 1S1E22 00100 SECTION 22 1S 1E TL 100 44.02 ACRES		Applicant: SAM TAYLOR OAKS PARK COMMUNITY BOATHOUSE 5331 SW MACADAM AVE., STE 258 -544 PORTLAND, OR 97239		Owner: OAKS PARK ASSOCIATION 7805 SE OAKS PARK WAY PORTLAND, OR 97202-5941	
Total # of LU GW - Greenway permit intakes: 2						
21-015015-000-00-LU	NE M L KING BLVD, 97212	HR - Historic Resource Review	Type 1x procedure	2/12/21		Pending
<p><i>Addition of storm shutters to ground level of new building under construction (see LU 19-122243 HR AD) . Revision to exterior benches.</i></p>						
	Legal Description: 1N1E26CB 18500 ALBINA BLOCK 3 LOT 2 EXC PT IN ST		Applicant: CAROLINE HATHER ANKROM MOISAN ARCHITECTS 38 NW DAVIS ST #300 PORTLAND OR 97209		Owner: CNS PROPERTIES LLC PO BOX 5118 PORTLAND, OR 97208-5118	
21-012289-000-00-LU	2200 NE 24TH AVE, 97212	HR - Historic Resource Review	Type 2 procedure	2/8/21		Incomplete
<p><i>Site is home to the Metropolitan Family Services (MFS) Project Linkage office, a private, non-profit human services transportation provider. MFS has partnered with Ride Connection on a PGE Drive Change Fund grant-funded project for purchase of electric vehicles and installation of EV charging stations. One EV charging station will be installed at the NW corner of the primary structure on the property, and will be detached from the structure as a stand-alone pedestal. Contributing Resource</i></p>						
	Legal Description: 1N1E25CB 19700 EAST IRVINGTON BLOCK 1 LOT 14&15		Applicant: JOHN WHITMAN RIDE CONNECTION 9955 NE GLISAN ST PORTLAND OR 97220 USA		Owner: METROPOLITAN FAMILY SERVICES 230 NE 2ND AVE #2 HILLSBORO, OR 97124	
21-017390-000-00-LU	NW COUCH ST, 97209	HR - Historic Resource Review	Type 2 procedure	2/24/21		Pending
<p><i>Remove and replace windows with wood-framed windows.</i></p>						
	Legal Description: 1N1E33DB 40000 MEDITERRANEAN ARMS CONDOMINIUMS GENERAL COMMON ELEMENTS		Applicant: JERRY WYATT FORENSIC BUILDING CONSULTANTS 15 82ND DRIVE, SUITE 10 GLADSTONE OR 97027 USA		Owner: MEDITERRANEAN ARMS CONDOMINIUMS OWNERS ASSOCIATION 11014 NE SISKIYOU ST PORTLAND, OR 97220	

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
21-012455-000-00-LU	2511 NE 8TH AVE, 97212	HR - Historic Resource Review	Type 2 procedure	2/5/21		Incomplete
<p>Add a gabled front porch to replace existing. Move doorway forward to create entry vestibule. Replicate architectural elements from existing for new: barge boards, brackets, front door with sidelights. Add historically correct new element: square column (replaces current pipe column). Replace non-historic style kitchen window with historic compatible window. Add code compliant egress window to basement level. Non-contributing resource</p>						
<p>Legal Description: 1N1E26CB 00600 IRVINGTON BLOCK 117 LOT 9</p>			<p>Applicant: RICK POTESIO POTESIO STUDIO ARCHITECTURE 2221 SW PARK PL. SUITE 502 PORTLAND OR 97205</p>		<p>Owner: GREGORY MARTIN 724 N COLUMBIA BLVD #212 PORTLAND, OR 97217-1014</p>	
21-011841-000-00-LU	1853 SE ELLIOTT AVE, 97214	HR - Historic Resource Review	Type 2 procedure	2/5/21		Pending
<p>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</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: 5

21-013336-000-00-LU	2437 NE 19TH AVE, 97212	HRB - Historic Design Tier B	Type 1 procedure new	2/9/21		Pending
<p>The applicant seeks Historic Resource Review for alterations to a contributing single-family home in the Irvington Historic District. In addition to replacing the non-original asbestos siding with new painted cedar lap siding with 7 1/2 inch exposure, alterations to the 2-1/2 story home built in 1926 in the Arts and Crafts style include: East Elevation 1. Remove the non-original applied details which include: - Finials on top of the newel posts on the front porch - Sstragal trim pieces applied to the columns on the front porch - Cornice trim above the entry door and second floor windows - Dentil mold trim on the fascia boards - Flower boxes below the windows 2. Replace the non-original cottage entry door with a new door North Elevation 3. Remove the non-original applied details which include: - Remove the dental mold trim on the fascia boards 4. Add a Marvin Ultimate painted wood window to the basement and replace an existing basement window with new Marvin Ultimate painted wood window West Elevation 5. Remove the non-original applied details which include: - Dentil mold trim on the fascia boards - Flower boxes below the windows 6. Replace existing windows with new French doors (see attached cut sheets) 7. Add a new covered entry porch roof and landing outside of proposed French doors 8. Replace an existing window and an existing door with three Marvin Ultimate painted double hung windows South Elevation 9. Remove the non-original applied details which include: - Dental mold trim on the fascia boards 10. Replace existing non-original windows on the second floor with new Marvin Ultimate painted wood windows (see attached cut sheets). 11. Replace existing damaged chimney with new chimney with same dimensions, match existing brick as closely as possible, match existing details Historic Resource review is required for exterior alterations that do not meet the exemptions of Section 33.445.320.B..</p>						
<p>Legal Description: 1N1E26DB 10700 IRVINGTON BLOCK 37 LOT 2</p>			<p>Applicant: MARIA COHEN MARIA COHEN DESIGN 33 N HOLMAN ST PORTLAND OREGON 97217</p>		<p>Owner: COHEN, ELIZABETH L TR 1281 E MORELOS ST CHANDLER, AZ 85225</p> <p>Owner: COHEN, DAVID S TR 1281 E MORELOS ST CHANDLER, AZ 85225</p>	

Land Use Review Intakes

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
Total # of LU HRB - Historic Design Tier B permit intakes: 1						
21-012862-000-00-LU	751 N PRESCOTT ST, 97217	HRM - Historic Resource Review w/Modifications	Type 2 procedure	2/8/21		Pending
<p><i>The proposed development includes construction of a new wood frame 4 story multi family building with support spaces. There are 30 residential units varying in size. Two stairs access each floor with both extending to the roof. A single Elevator provides access to each floor and roof deck. The two existing lots will be consolidated into one single lot for development. The applicant proposes a modification to 33.130.230.B.4 √ Ground floor window and frontage standards for dwelling units.</i></p>						
<p>Legal Description: 1N1E22BD 09200 CLIFFORD ADD BLOCK 9 LOT 1</p>			<p>Applicant: DAVID MCLAUGHLIN WORKS PROGRESS ARCHITECTURE 811 SE STARK ST., STE 210 PORTLAND, OR 97214</p>		<p>Owner: NEIV SCHWARTZ 1887 WHITNEY MESA DR #1836 HENDERSON, NV 89014</p>	
Total # of LU HRM - Historic Resource Review w/Modifications permit intakes: 1						
21-016064-000-00-LU	10632 SE CORA ST, 97266	LDP - Land Division Review (Partition)	Type 1x procedure	2/19/21		Pending
<p><i>Divide into three parcels. Existing dwelling to remain.</i></p>						
<p>Legal Description: 1S2E10CC 06500 WOERNDLVILLE BLOCK 1 N 75.72' OF LOT 1</p>			<p>Applicant: KEVIN PARTAIN URBAN VISIONS 223 NE 56TH AVE PORTLAND OR 97213</p>			
21-014140-000-00-LU	1715 SE 148TH AVE, 97233	LDP - Land Division Review (Partition)	Type 1x procedure	2/11/21		Pending
<p><i>Partition property into two parcels, one with the existing house and one vacant parcel on which to build.</i></p>						
<p>Legal Description: 1S2E01CA 06400 NEWHURST PK SUB 3 OF LOT 42 EXC W 150' & EXC PT IN ST</p>			<p>Applicant: PAUL MATVEEV KAVKAZ CONSTRUCTION 20244 DANNY CT OREGON CITY, OR 97045</p>		<p>Owner: MIKHAIL MALEYEV 14752 SE THORNAPPLE LN MILWAUKIE, OR 97267</p>	
21-018667-000-00-LU	8904 SE KNAPP ST, 97266	LDP - Land Division Review (Partition)	Type 2x procedure	2/24/21		Pending
<p><i>Divide into three parcels. The current property, R183186, has one main house and a detached garage. The total square footage is 0.45 acres or 19,800 square feet. The existing driveway between the house and detached garage will remain and be the main access point to the new flaglot at the rear of the property (south end), and the dividing line between the two northern lots. The existing driveway will be a shared access to all three lots.</i></p>						
<p>Legal Description: 1S2E21BD 10900 HOLLYWOOD W 1/2 OF LOT 24</p>			<p>Applicant: WILL UEBELACKER WUD ARCHITECTURE 1430 SE WATER AVE SUITE #205 PORTLAND, OR 97214</p>		<p>Owner: JBA DEVELOPMENT LLC 1133 NW 11TH AVE #105 PORTLAND, OR 97209</p>	

Land Use Review Intakes

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
Total # of LU LDP - Land Division Review (Partition) permit intakes: 3						
21-014305-000-00-LU	601 NE 113TH AVE, 97220	LDS - Land Division Review (Subdivision)	Type 2x procedure	2/11/21		Pending
<i>3-lot partition with a common green tract. Adjustment to setbacks.</i>						
	Legal Description: 1N2E34AC 07900 SECTION 34 1N 2E TL 7900 0.26 ACRES		Applicant: DAN SYMONS SYMONS ENGINEERING CONSULTANTS, INC. 12805 SE FOSTER RD PORTLAND, OR 97236		Owner: BUCHANAN NEW CONSTRUCTION LLC 1609 SE 16TH AVE PORTLAND, OR 97214	
Total # of LU LDS - Land Division Review (Subdivision) permit intakes: 1						
21-016842-000-00-LU	11328 SE HAROLD ST, 97266	NU - Nonconforming Situations Review	Type 2 procedure	2/19/21		Pending
<i>Re-stabilish non-conforming rights to allow for industrial use of the property as defined in application 04-021180.</i>						
	Legal Description: 1S2E15DB 03100 GARBADE BLOCK 1 N 558' OF LOT 1		Applicant: LUIS LOPEZ 16164 NW SPARTAN WAY PORTLAND OR 97229 USA		Owner: MELQUIADES MONTES DE OCA PO BOX 66407 PORTLAND, OR 97290-6407	
Total # of LU NU - Nonconforming Situations Review permit intakes: 1						
Total # of Land Use Review intakes: 33						