

Early Assistance Intakes

Parameters: Begin intake date: **4/12/2021** End intake date: **4/18/2021**

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
21-035752-000-00-EA	4142 SE 52ND AVE, 97206		EA-Zoning & Inf. Bur.- no mtg	4/12/21		Pending - EA
<p><i>After a PLA LC to re-establish Lot 4, Block 2 "Bickford park" develop Lot 4 with a multi-family building(s) for future condominiums. Potentially townhome style units with on-site parking within garages - design is still being considered. Stormwater to be handled on-site in drywells or similar. Developer is considering Inclusionary Housing and is interested in more information about incentives and requirements for design.</i></p>						
	Legal Description: 1S2E07DC 11900 BICKFORD PK BLOCK 2 LOT 3&4		Applicant: JASON RUCKER 2ND STORY INVESTMENTS LLC 4804 NW BETHANY BLVD STE 1-2 #232 PORTLAND OR 97229		Owner: ROBERT ROUNSEVILLE 2220 SE SPRUCE AVE PORTLAND, OR 97214-5362	
			Applicant: REED KIRK LUCI HOMES 9755 SW BARNES RD. #560 PORTLAND, OR 97225			
21-037514-000-00-EA	1313 NE LOMBARD PL, 97211		EA-Zoning & Inf. Bur.- no mtg	4/16/21		Application
<p><i>Tenant Improvement with no occupancy change. ADA ramp added to entry. Parking formalized, protective bollards added per conversation with Kurt Kruger (PBOT).</i></p>						
	Legal Description: 1N1E11DC 01400 SECTION 11 1N 1E TL 1400 0.75 ACRES		Applicant: FRANZ SPIELVOGEL LAUGHING PLANET CAFE 2120 NE OREGON ST PORTLAND OR 97232		Owner: HI ROLLERS LLC 2120 NE OREGON ST PORTLAND, OR 97232	
			Applicant: TODD LASHER TODD LASHER ARCHITECT 5632 N ATLANTIC AVE PORTLAND, OR 97217			

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21-037585-000-00-EA	644 S PALATINE HILL RD, 97219		EA-Zoning & Inf. Bur.- w/mtg	4/16/21		Application
	<i>2-parcel partition with flag lot for the new dwelling.</i>					
	Legal Description: 1S1E27CD 01400 SECTION 27 1S 1E TL 1400 0.62 ACRES		Applicant: BERNADETTE DOOLAN 644 S PALATINE HILL RD PORTLAND, OR 97219-8191		Owner: BERNADETTE DOOLAN 644 S PALATINE HILL RD PORTLAND, OR 97219-8191	
			Applicant: PAUL FLOOD 644 S PALATINE HILL RD PORTLAND, OR 97219-8191		Owner: PAUL FLOOD 644 S PALATINE HILL RD PORTLAND, OR 97219-8191	
21-033282-000-00-EA	, 97219		EA-Zoning & Inf. Bur.- w/mtg	4/15/21		Pending - EA
	<i>BES is considering acquisition of the subject lots. An appraisal is required. The appraiser reviewed land use applications for this property and has questions related to its development capacity in order to provide a proper valuation.</i>					
	Legal Description: 1S1E22CA 00500 SECTION 22 1S 1E TL 500 2.54 ACRES		Applicant: SHANNAH ANDERSON CITY OF PORTLAND - BUREAU OF ENVIRONMENTAL SERVICES 1120 SW 5TH ST ROOM 1000 PORTLAND OR 97204 USA		Owner: RIVERVIEW ABBEY MAUSOLEUM CO 319 S TAYLORS FERRY RD PORTLAND, OR 97219-4683	
21-035665-000-00-EA	2533 NW SAVIER ST, 97210		EA-Zoning Only - w/mtg	4/12/21		Pending - EA
	<i>Adjustment review - existing non-conforming setbacks on historic home. Development proposal for small addition at main house to enclose existing covered porch and proposal for detached covered accessory structure. Adjustments to setback and lot coverage standards.</i>					
	Legal Description: 1N1E29DD 16000 BALCHS ADD BLOCK 319 E 1/2 OF LOT 4		Applicant: DANIEL KELLER DK DESIGN STUDIO 715 SE 35TH AVENUE PORTLAND OR 97214		Owner: MONICA SKORDILIS 2533 NW SAVIER ST PORTLAND, OR 97210	
					Owner: KYLE PEPIN 2533 NW SAVIER ST PORTLAND, OR 97210	

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21-035707-000-00-EA	4334 SW FAIRVALE DR, 97221		EA-Zoning Only - w/mtg	4/14/21		Application
	<i>Propose new single family dwelling, single story, 3,268 gsf, wood frame. Existing sanitary and water connections to site. Storm water to be run to on site drywells.</i>					
	Legal Description: 1S1E17BC 07500 SECTION 17 1S 1E TL 7500 0.41 ACRES		Applicant: HANS ETTLIN HANS ETTLIN ARCHITECTURE 12357 HAMPTON DRIVE OREGON CITY, OR 97045		Owner: LYNNE BARTENSTEIN 4309 SW CULLEN BLVD PORTLAND, OR 97221-3540 Owner: DANIEL HEIMS 4309 SW CULLEN BLVD PORTLAND, OR 97221-3540	
21-036160-000-00-EA	1178 NE 106TH AVE, 97220		PC - PreApplication Conference	4/13/21		Pending - EA
	<i>Develop the site with 14 detached single family dwelling units served by a common driveway, existing development to be removed. Stormwater to be managed on-site.</i>					
	Legal Description: 1N2E34BB 07800 MCBEE PK BLOCK 2 LOT 2&3		Applicant: KEVIN PARTAIN URBAN VISIONS 223 NE 56TH AVE PORTLAND OR 97213		Owner: SBT LLC 4772 N LOMBARD ST PORTLAND, OR 97203-4565	
21-037858-000-00-EA	3836 N VANCOUVER AVE, 97227		PC - PreApplication Conference	4/16/21		Application
	<i>New 6-story, wood framed, flat roof, mixed-use building. 65' height. Building to have ground floor parking and retail. partially occupied roof with eco-roof to meet landscape standards</i>					
	Legal Description: 1N1E22DC 11600 ALBINA HMSTD BLOCK 29 W 40' OF LOT 16		Applicant: AURYN WHITE BAMA ARCHITECTURE 7350 SE MILWAUKIE AVE PORTLAND OR 97202		Owner: HOWARD WILLET 3180 RIVERPLACE DR EUGENE, OR 97401	

Total # of Early Assistance intakes: 8

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
20-223087-000-00-FP	10711 SE BOISE ST, 97266	FP - Final Plat Review		4/15/21		Application
<p><i>Approval of a Preliminary Plan for a three-parcel partition, that will result in one standard residential lot (Parcel 1) and two attached housing lots (Parcels 2 and 3), as illustrated on the preliminary land division site plan (Exhibit C.1) and proposed improvement and utility plan (Exhibit C.2) subject to the following conditions: A. The following must occur prior to Final Plat approval: Existing Development 1. A finalized permit must be obtained for demolition of the existing residence on the site and capping the existing sanitary sewer connection and decommissioning the septic system. Note that Title 24 requires a 35-day demolition delay period for most residential structures. Additionally, the City's Deconstruction ordinance applies to houses built in 1916 or earlier and/or designated historic resources. Other requirements 2. The applicant must pay into the City Tree Preservation and Planting Fund [Street Trees & Fee in Lieu of Planting and Establishment (per inch)] the amount equivalent to 1.5 inches of trees, for the loss of one street tree. Payment must be made to the Bureau of Development Services, who administers the fund for the Parks Bureau. B. The following conditions are applicable to site preparation and the development of individual lots: 1. Parcels 2 and 3 may only be developed with attached houses meeting the development standards for attached houses on a corner (currently Section 33.110.240.E.). 2. Tree Protection must be provided for the off-site tree north of Parcel 1, as shown on Exhibit C.2, or as directed by an updated arborist report at the time of development. 3. The applicant must meet the Fire Bureau requirements for addressing and aerial fire department access. Aerial access applies to buildings that exceed 30 feet in height from the fire access as measured to the bottom of the eave of the structure or the top of the parapet for a flat roof.</i></p>						
<p>Legal Description: 1S2E10CD 04000 NYSTROMS ADD BLOCK 2 LOT 6 W 9' OF LOT 7</p>			<p>Applicant: JAMES LASHBAUGH VINTAGE PROPERTIES NW, LLC 6114 SE 19TH AVE PORTLAND OR 97202</p>		<p>Owner: VINTAGE PROPERTIES NW LLC 6114 SE 19TH AVE PORTLAND, OR 97202</p>	

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

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21-037905-000-00-LU	2706 SE POWELL BLVD, 97202	AD - Adjustment	Type 2 procedure	4/16/21		Application
<p><i>The Annex is an affordable housing building with all 27 units affordable @ 60% AMI. Title 33.288 Special Street Setbacks requires a 10' setback along Powell Blvd. After the 2' dedication has been taken, the building is setback 2' from the new property line at the ground floor, with bay windows above that project 1' over the new property line. This adjustment seeks to grant the reduced setback. The Annex is being reviewed under building permit 21-014168-CO.</i></p>						
<p>Legal Description: 1S1E12CB 13000 SECTION 12 1S 1E TL 13000 0.12 ACRES</p>			<p>Applicant: BEN CARR ALL HANDS ARCHITECTURE LLC 3860 N MELROSE DR PORTLAND OR 97227 USA</p>		<p>Owner: CATHOLIC CHARITIES 2740 SE POWELL BLVD PORTLAND, OR 97202</p>	

21-035725-000-00-LU	2640 SW PATTON RD, 97201	AD - Adjustment	Type 2 procedure	4/12/21		Pending
<p><i>Construction of a single slope carport roof structure over an existing concrete paved parking pad and concrete walls. Two adjustments requested: one is to south property line setback; the other is for garage setbacks for an off-street parking space.</i></p>						
<p>Legal Description: 1S1E08AA 09300 SECTION 08 1S 1E TL 9300 0.13 ACRES</p>			<p>Applicant: WILLIAM DANN 2640 SW PATTON RD PORTLAND, OR 97201-1649</p>		<p>Owner: WILLIAM DANN 2640 SW PATTON RD PORTLAND, OR 97201-1649</p>	
					<p>Owner: MELANIE DANN 2640 SW PATTON RD PORTLAND, OR 97201-1649</p>	

Land Use Review Intakes

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
Total # of LU AD - Adjustment permit intakes: 2						
21-036645-000-00-LU	1135 SE GRAND AVE, 97214	HR - Historic Resource Review	Type 1x procedure	4/14/21		Pending
	<i>Installation of a 7.75 sq ft illuminated sign underneath the existing canopy. The sign says: "Food Pick Up". The letters are 12" high and internally illuminated</i>					
	Legal Description: 1S1E02BC 01700 EAST PORTLAND BLOCK 95 LOT 5&6 EXC PT IN ST		Applicant: ANDREW BOYTER MALAYA SIGNS 7625 NE MLK JR BLVD PORTLAND OR 97211		Owner: 1125-1135 SE GRAND AVENUE POR LLC 777 S FIGUEROA ST FL 41 LOS ANGELES, CA 90017	
21-035673-000-00-LU	2326 NE 12TH AVE, 97212	HR - Historic Resource Review	Type 2 procedure	4/12/21		Pending
	<i>Replacement of rotted siding/shingles, barge boards, and knee braces. Replacement of storm windows on the south side of the house. This is a contributing structure.</i>					
	Legal Description: 1N1E26CA 08600 IRVINGTON BLOCK 79 LOT 13		Applicant: MAGGIE FERNANDEZ 1023 SE 21ST AVE PORTLAND, OR 97214		Owner: CHRISTOPHER BAUER 2326 NE 12TH AVE PORTLAND, OR 97212-4136	
21-037766-000-00-LU	2033 NW GLISAN ST, 97209	HR - Historic Resource Review	Type 2 procedure	4/16/21		Pending
	<i>Portland Public Schools (PPS) proposes to perform maintenance, repairs and OSHA and accessibility upgrades to the Metropolitan Learning Center. The maintenance and upgrades consists of reroofing the deteriorating roof on all levels, installing handrails at exterior staircases, providing OSHA compliant roof access with exterior ladders and replacing an existing, insufficient climb barrier at the single story gymnasium parapet. No change to existing stormwater disposal method due to the maintenance and repair of the existing roof. This is a contributing resource in the Alphabet Historic District.</i>					
	Legal Description: 1N1E33BD 06400 COUCHS ADD BLOCK 281 TL 6400		Applicant: NICHOLAS SUKKAU PORTLAND PUBLIC SCHOOLS 501 N DIXON ST PORTLAND OR 97227		Owner: SCHOOL DISTRICT NO 1 PO BOX 3107 PORTLAND, OR 97208-3107	
21-035815-000-00-LU	1902 SE 12TH AVE, 97214	HR - Historic Resource Review	Type 2 procedure	4/12/21		Pending
	<i>New detached accessory structure (2-car garage) located at backyard property line facing SE Larch Ave-12th Ave Alley. Project will also include a 72 sq foot mudroom addition (on the main level) to the east side (rear) of the residence. This is a contributing structure.</i>					
	Legal Description: 1S1E02CA 08900 LADDS ADD BLOCK 11 S 33' OF LOT 13 N 22' OF LOT 16		Applicant: CHRISTOPHER DARA DRAKE'S 7 DEES 5645 SW SCHOLLS FERRY RD PORTLAND, OR 97225		Owner: DAVID NAGARKATTI-GUDE 1902 SE 12TH AVE PORTLAND, OR 97214 Owner: NISHA NAGARKATTI-GUDE 1902 SE 12TH AVE PORTLAND, OR 97214	

Total # of LU HR - Historic Resource Review permit intakes: 4

Land Use Review Intakes

Case Number	Address	Work Proposed	Type Of Use	Date Rec'd	Date Issued	Status
21-037859-000-00-LU	4217 NE 6TH AVE, 97211	LDP - Land Division Review (Partition)	Type 1x procedure	4/16/21		Pending
<i>Two parcel partition</i>						
	Legal Description: 1N1E23CB 09300 LINCOLN PK ANX BLOCK 13 LOT 14		Applicant: STEPHEN GEMMELL 2244 SE LAKE RD MILWAUKIE OR 97222 USA		Owner: STEPHEN GEMMELL 3817 N WILLIAMS AVE PORTLAND, OR 97227	

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

Total # of Land Use Review intakes: 7