



City of Portland, Oregon
Bureau of Development Services
Land Use Services
FROM CONCEPT TO CONSTRUCTION

Dan Ryan, Commissioner
Rebecca Esau, Director
Phone: (503) 823-7300
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TTY: (503) 823-6868
www.portland.gov/bds

**NOTICE OF PROPOSED
DEVELOPMENT IN AN ENVIRONMENTAL ZONE**

Date: 8/26/2022
To: Neighborhood Association and Interested Persons
From: Tyler Mann, City Planner, 503-865-6444, Tyler.Mann@portlandoregon.gov
Re: The City has received a building permit application for development within an **environmental zone**. The purpose of this notice is to inform neighbors and interested persons of permitting activities and projects within the environmental zones that will utilize the Environmental Development Standards of Zoning Code Chapter 33.430. This is not a Land Use Review notice.

Permit Number: 22-150552 SD
Project Description: Proposal for grading within an Environmental Conservation Zone.
Applicant: MALEK HALL, GEOGTAPA, LLC
Site Location: 5391 NW ST HELENS RD
Legal Description: WILLBRIDGE, BLOCK 17, LOT 6&7 EXC PT IN ST
Zone: IHck **Quarter Section Map:** 2523 **Tax Account #:** R308368

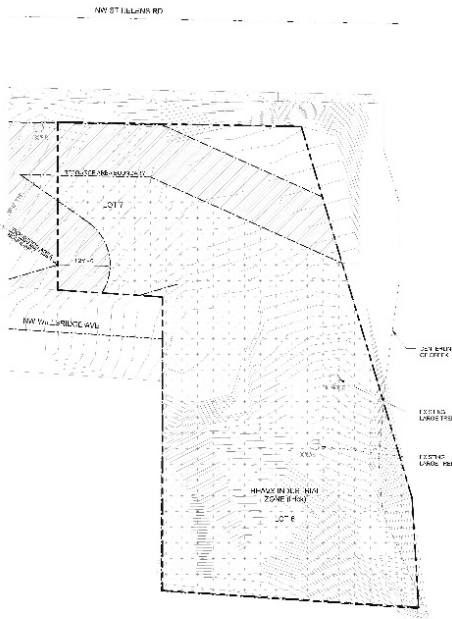
The permit is being reviewed for compliance with the following environmental development standards:

- General development subject to Section 33.430.140;

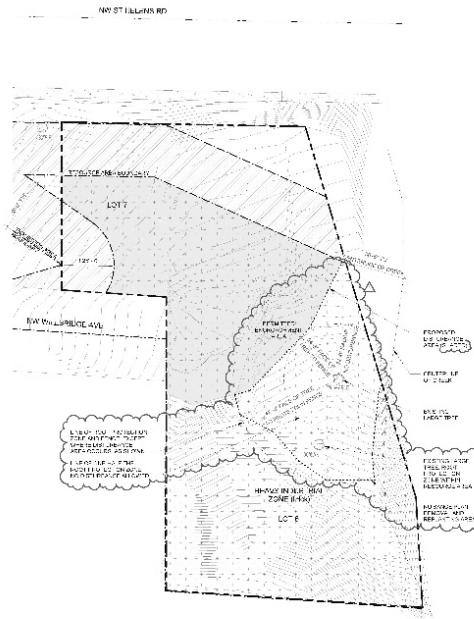
The site plan is enclosed and displayed on a notice board on site. If you are interested in viewing the plans, please contact the planner listed on the front of this notice. For digital plans, the planner can provide electronic copies by email. Due to COVID-19 and limited accessibility to plans, only digital copies of plans are available for viewing. If you would like to request copies of paper plans, please contact the Development Services Center at 503-823-7000 and speak with the Document Services area. The fee for service varies based on the size and number of plan sheets requested. A digital copy of the Portland Zoning Code is available on the internet <https://www.portland.gov/code/33>.

Any interested person may comment on the application by writing and specifically identifying errors or non-compliance with development standards. During the COVID-19 pandemic, your comments must be emailed to the assigned planner listed above; please include the permit number in your email. If you do not have access to email, please telephone the planner listed above about submitting comments. Comments may be used to clarify or improve the accuracy of the site plan but may not be used by the City to influence the issuance of a permit for a project that meets development standards. **An inspector will visit the site to verify the accuracy of the site plan prior to issuance of any permits.**

Contact Tyler Mann at the above phone number or email address with any questions. Please reference the permit number and your request.



1. ENVIRONMENTAL ZONE EXISTING CONDITIONS
 MAP SCALE: 1" = 20'-0"



2. ENVIRONMENTAL ZONE PROPOSED SITE PLAN
 MAP SCALE: 1" = 20'-0"

GENERAL NOTES

1. THE PROPOSED BRANCHES AND ROOT PROTECTION ZONE ARE SHOWN IN DASHED LINES.
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LEGEND

- PROPOSED BRANCHES
- PROPOSED ROOT PROTECTION ZONE
- EXISTING UNDERPASS
- EXISTING UNDERPASS
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CALCULATIONS

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NUISANCE PLANT REMOVAL AND REPLANTING (33.430.140.L)

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ROOT PROTECTION ZONE

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LRS
 ARCHITECTS
 25 NW 24th, SUITE 111
 SEASIDE, OREGON 97138
 PHONE: 503.253.1111
 FAX: 503.253.1112
 WWW.LRSARCHITECTS.COM



PROJECT NO: 2024-01
WILL BRIDGE
 INDUSTRIAL
 LOTS 6 & 7
 5391 NW ST. HELENS RD
 PORTLAND, OR 97210

DATE: 08/06/22
ENVIRONMENTAL
ZONE PLANS

PROJECT: 2024-01
 SHEET: 001 OF 001

Submitted 08/06/22

A001

1/23/22

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1/23/22