



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

Carmen Rubio, Commissioner
Rebecca Esau, Director
Phone: (503) 823-7310
TTY: (503) 823-6868
www.portland.gov/bds

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

Date: 2/8/23

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: 22-157695-RS

Project Description: Proposal for a utility line connection and attached deck to existing accessory structure within an Environmental Conservation Zone.

Applicant: Dan Williams, Faster Permits

Site Location: 1130 SW Maplecrest Drive

Legal Description: Maplecrest, Lot 53 & 58 TL 4400

Zone: R10czp **Quarter Section Map:** 4028 **Tax Account #:** R212415

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

- Alterations to existing development (the proposed deck) subject to Section 33.430.140;
- Utilities subject to Section 33.430.150;

The site plan is enclosed and displayed on a notice board on site. If you are interested in viewing the permit plans, please contact the planner listed on the front of this notice. For digital plans, the planner can provide electronic copies by email. 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. Your comments may be mailed or emailed to the assigned planner listed above; please include the permit number in your submission. 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.

