



## NOTICE OF LAND USE APPLICATION

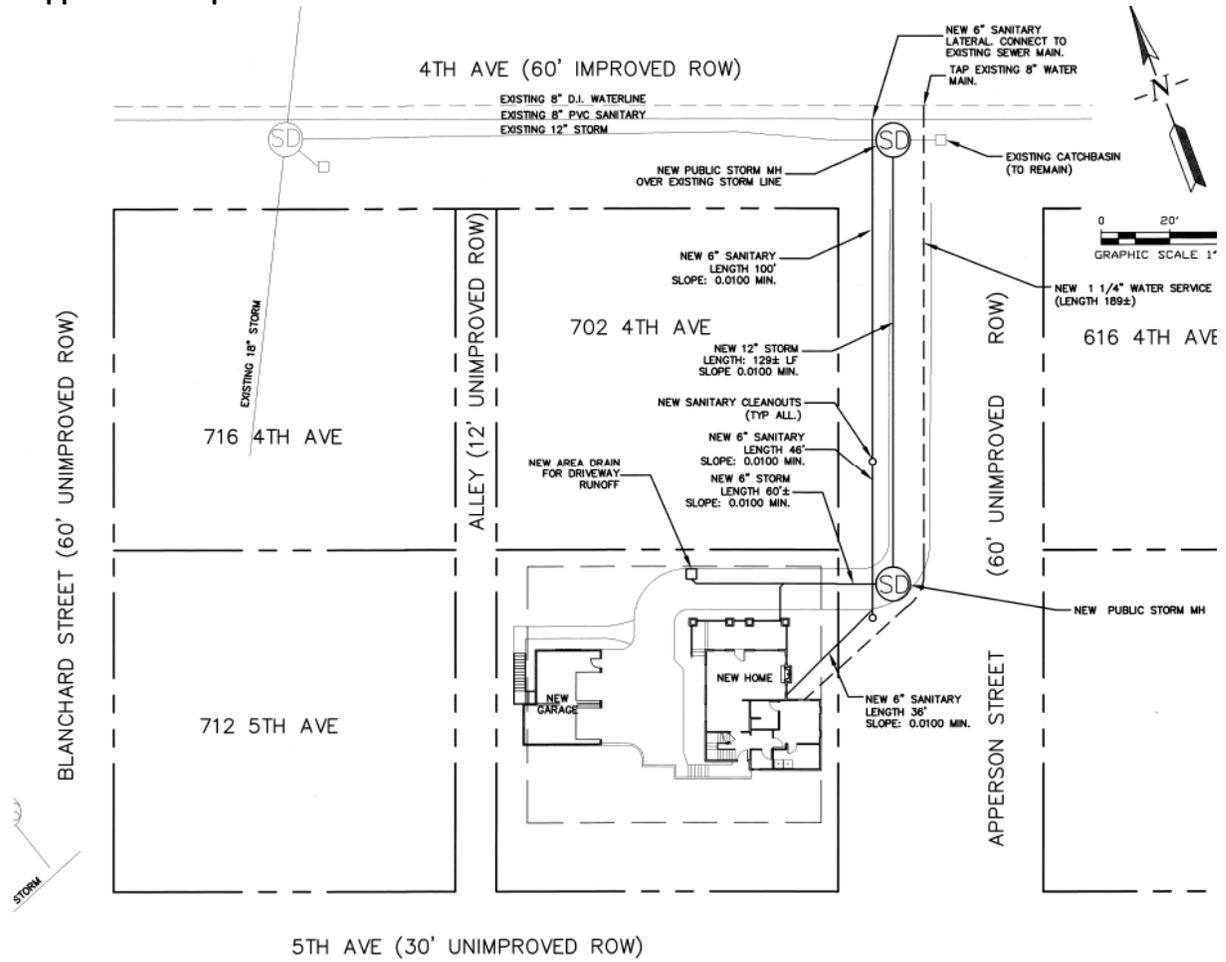
*Mailed On: June 26, 2019*

<b>COMMENT DEADLINE:</b>	Written comments on this Type II application must be received by the Oregon City Planning Division (PO Box 3040, Oregon City, OR 97045) no later than <b>3:30 pm, July 19, 2019.</b>
<b>FILE NUMBERS:</b>	GLUA-18-00041/GEO-18-00006/NROD-18-00014: New single-family residence within the Natural Resource Overlay District and Geologic Hazards Overlay
<b>APPLICANT:</b>	Iselin Architects Todd Iselin 1307 7 <sup>th</sup> Street Oregon City, OR 97045
<b>OWNER:</b>	Karen and Morris Schademan 18561 S Terry Michael Drive Oregon City, OR 97045
<b>REQUEST:</b>	The applicant is seeking approval of a Natural Resource Overlay District (NROD) review and Geologic Hazards review for a proposed single-family residence within the R-6 Single-Family Dwelling District.
<b>LOCATION:</b>	No Physical Address (5 <sup>th</sup> Avenue and Apperson Street), Oregon City, OR 97045 Clackamas County Map 3-1E-01AA, Tax Lot 2602
<b>PROJECT WEBPAGE:</b>	<a href="https://www.orcity.org/planning/project/geo-18-00006nrod-18-00014">https://www.orcity.org/planning/project/geo-18-00006nrod-18-00014</a>
<b>CONTACT PERSON:</b>	Diliana Vassileva, Assistant Planner, 503-974-5501, <a href="mailto:dvassileva@orcity.org">dvassileva@orcity.org</a>
<b>NEIGHBORHOOD ASSOCIATION:</b>	Canemah Neighborhood Association
<b>CRITERIA:</b>	Streets, Sidewalks and Public Places in Chapter 12.04; Public and Street Trees in Chapter 12.08; Stormwater Management in Chapter 13.12; Grading, Filling and Excavating in Chapter 15.48; “R-6” Single-Family Dwelling District in Chapter 17.12; Historic Overlay District in Chapter 17.40; Tree Protection Standards in Chapter 17.41; Geologic Hazards in Chapter 17.44; Erosion and Sediment Control in Chapter 17.47; Natural Resource Overlay District in Chapter 17.49; Administrative Processes in Chapter 17.50. The City Code Book is available on-line at <a href="http://www.orcity.org">www.orcity.org</a> .

The application and all supporting documents submitted by or on behalf of the applicant are available for inspection at no cost at the Oregon City Planning Division, 698 Warner Parrott Road, during regular business days (8:30 am- 3:30 pm). Copies of these materials may be obtained for a reasonable cost. Any interested party may submit written comments prior to the issuance of the Community Development Director’s decision. Written comments must be received at the Planning Department no later than the close of business on the date identified above to be considered by the Community Development Director. The Community Development Director’s decision will be based on the applicant’s submittal, departmental and agency comments, letters from the public, and available information applicable to the criteria. Notice of the decision shall be sent to the applicant and to those persons submitting comments and providing a return address. Please be advised that any issue that is intended to provide a basis for appeal must be raised in writing during the 14-day comment period with sufficient specificity to afford the City and the parties an opportunity to respond to the issue. Failure to raise an issue on the record with sufficient specificity and accompanied by statements or evidence sufficient to afford the City to respond to the issue, will preclude any appeal on that issue. The Community Development Director’s decision may be appealed to the City Commission by parties with standing. Any appeal will be based on the record.

**A city-recognized neighborhood association requesting an appeal fee waiver pursuant to 17.50.290(C) must officially approve the request through a vote of its general membership or board at a duly announced meeting prior to the filing of an appeal.**

**Excerpt of Applicant's Proposal**



**Subject Site**

