

**BEFORE THE PLANNING
COMMISSION FOR
THE CITY OF BEAVERTON,
OREGON**

After recording return to:
City of Beaverton, City Recorder:
12725 SW Millikan Way
P.O. Box 4755
Beaverton, OR 97076

IN THE MATTER OF A REQUEST FOR APPROVAL) ORDER NO. 2702
OF A MAJOR ADJUSTMENT – AFFORDABLE) ADJ2019-0009 ORDER APPROVING
HOUSING TO THE STANDARD DENSITY IN THE) CEDAR GROVE MULTIFAMILY, MAJOR
TC-MU ZONING DISTRICT FOR CEDAR GROVE) ADJUSTMENT – AFFORDABLE HOUSING
MULTIFAMILY. COMMUNITY PARTNERS FOR)
AFFORDABLE HOUSING, APPLICANT.)

The matter came before the Planning Commission on May 29, 2019, on a request for a Major Adjustment – Affordable Housing to exceed the standard maximum density associated with Cedar Grove Multifamily, a Regulated Affordable Housing development. The subject site is located at 822 and 812 NW Murray Boulevard. Tax Lots 3400 and 3500 on Washington County Tax Assessor’s Map 1N133DB.

Pursuant to Ordinance 2050 (Development Code) Section 50.45, the Planning Commission conducted a public hearing and considered testimony and exhibits on the subject proposal.

During the hearing, the Planning Commission identified a typographical error in the Staff Report dated May 22, 2019 on page ADJD-2. In response to criterion 4 on page ADJD-2, the incorrect zoning district was referenced: “The proposed modification provides increased density in the

number of housing units on the site but remains below the height allowed per the RC-MU zoning district (60 feet).” The correct zoning district is TC-MU, not RC-MU. Planning division staff acknowledged that this was indeed an error and RC-MU should be changed to TC-MU.

The Commission, after holding the public hearing and considering all oral and written testimony, adopts the Staff Report dated May 22, 2019, Staff Supplemental Memorandum dated May 22, 2019, Staff Supplemental Memorandum dated May 28, 2019, Staff Supplemental Memorandum dated May 29, 2019 and the findings contained therein, as applicable to the approval criteria contained in Section 40.10.15.4.C of the Development Code.

Therefore, **IT IS HEREBY ORDERED** that **ADJ2019-0009** is **APPROVED**, based on the testimony, reports and exhibits, and evidence presented during the public hearing on the matter and based on the facts, findings, and conclusions found in the Staff Report dated May 22, 2019, Staff Supplemental Memorandum dated May 22, 2019, Staff Supplemental Memorandum dated May 28, 2019, Staff Supplemental Memorandum dated May 29, 2019, subject to the condition of approval as follows:.

1. Ensure the associated land use application ADJ2019-0010 has been approved. (Planning / ES)

Motion **CARRIED**, by the following vote:

AYES: Lawler, Uba, Matar, Nye, Winter.
NAYS: None.
ABSTAIN: None.
ABSENT: Brucker, Overhage.

Dated this 10 day of June, 2019.

To appeal the decision of the Planning Commission, as articulated in Land Use Order No. 2702 an appeal must be filed on an Appeal form provided by the Director at the City of Beaverton Community Development Department's office

by no later than 4:30 p.m. on June 20, 2019.


PLANNING COMMISSION
FOR BEAVERTON, OREGON

ATTEST:

APPROVED:



ELENA SASIN
Associate Planner



JENNIFER NYE
Chair



JANA FOX
Current Planning Manager