

**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. 2621
OF A LAND DIVISION-REPLAT TWO) LD2018-0024 ORDER APPROVING
(BEAVERTON PUBLIC SAFETY CENTER) CITY OF) BEAVERTON PUBLIC SAFETY CENTER, LAND
BEAVERTON, APPLICANT.) DIVISION-REPLAT TWO

The matter came before the Planning Commission on July 11, 2018, on a request for development of a three-story Public Safety Center, approximately 72,000 square feet in size. The applicant requests Replat Two approval to consolidate the eight (8) lots that comprise the site. The site is located on the south side of Allen Boulevard, between SW Main Avenue and SW Hall Boulevard. The site is also identified as Tax Lots 200, 500, 602, 701, 1200, 1400, 1700 and 1800 on Washington County Tax Assessor's Map 1S121AA.

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

The Commission, after holding the public hearing and considering all oral and written testimony, adopts the Staff Report dated July 3, 2018, and the

findings contained therein, as applicable to the approval criteria contained in Sections 40.03 and 40.45.15.3.C of the Development Code.

Therefore, **IT IS HEREBY ORDERED** that **LD2018-0024** 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 July 3, 2018, and the findings contained therein, subject to the conditions of approval as follows:

A. Prior to Final Plat approval, the applicant shall:

1. Have verified to the satisfaction of the City Engineer that the location and width of proposed rights of way and easements are adequate per the overall development plan; that each parcel and tract has proper access provisions; and that each parcel and tract has adequate public utility service provision/availability per adopted City standards and requirements. (Site Development Div./JJD)
2. Pay all City liens, taxes and assessments or apportion to individual lots. Any liens, taxes and assessments levied by Washington County shall be paid to them according to their procedures. (Planning Division/CP)
3. Submit a completed Land Division Agreement form to provide assurance that all the conditions of approval shall be met and that the development will be constructed in accordance with City requirements. (Planning Division/CP)
4. Submit a Final Land Division Application. In accordance with Section 50.90 of the Development Code, submittal of a complete final land division application shall be made within 24 months after preliminary plat approval, unless a time extension is approved. (Planning Division/CP)

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

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

Dated this 20th day of July, 2018.

To appeal the decision of the Planning Commission, as articulated in Land Use Order No. 2621 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 Monday, July 30th, 2018.

PLANNING COMMISSION
FOR BEAVERTON, OREGON

ATTEST:

APPROVED:


CASSERA PHIPPS
Senior Planner


KIMBERLY OVERHAGE
Chair


ANNA SLATINSKY
Principal Planner

