

**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. 2862
OF A DESIGN REVIEW TWO FOR SCHOLLS) DR2021-0083 ORDER APPROVING
HEIGHTS PUD PHASES 1A (EAST) / 1B (WEST)) SCHOLLS HEIGHTS PUD PHASES 1A (EAST) / 1B
MODIFICATIONS, TAYLOR MORRISON,) (WEST) MODIFICATION, DESIGN REVIEW TWO.
APPLICANT.

The matter came before the Planning Commission on January 5, 2022, on a request for Design Review Two approval for the construction of a four triplexes within a previously approved Planned Unit Development. The site is located at the northeast corner of SW Scholls Ferry Road and SW Tile Flat Road, Tax Lots 3200, 3300, 3301, 3400, 3700, 3800, 3900, 4000, 4100, 4200, 4201, 4300, 4400, 4500, 4600, 4700, and 4800 on Washington County Tax Assessor's Map 2S20100.

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.

The Commission, after holding the public hearing and considering all oral and written testimony, adopts the Staff Report dated December 29, 2021, and the findings contained therein, as applicable to the approval criteria contained in Sections 40.03 and 40.20.15.2.C of the Development Code.

Therefore, **IT IS HEREBY ORDERED** that **DR2021-0083** 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 December 29, 2021, subject to the condition of approval as follows:

A. General Conditions:

1. Ensure the associated land use applications CU2021-0012 and LD2021-0010 have been approved and are consistent with the submitted plans. (Planning / JF)

B. Prior to Issuance of Site Development Permits, the applicant shall:

2. Provide a plan showing all walkways serving triplex units are a minimum of 5 feet wide in accordance with the standards of 60.05.20.3.F. (Planning / JF)
3. Provide a plan showing compliance with the City's Technical Lighting Standards for all triplex pedestrian walkways and drive aisles. (Planning / JF)

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

AYES: McCann, Teater, Glenewinkel, Lawler, Nye, Saldanha, Winter.
NAYS: None.
ABSTAIN: None.
ABSENT: None.

Dated this 10th day of January, 2022.

To appeal the decision of the Planning Commission, as articulated in Land Use Order No. 2862 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 January 20th, 2022.

PLANNING COMMISSION
FOR BEAVERTON, OREGON

ATTEST:

APPROVED:

STEVE REGNER
Senior Planner

JENNIFER NYE
Chair

ANNA SLATINKSY
Planning Division Manager