



CITY OF BEAVERTON
Community Development Department
Planning Division
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PUBLIC HEARING NOTICE

Hearing Date: Wednesday, October 23, 2019 **Hearing Body:** Planning Commission

Project Name:	595 SW 150th Avenue Comprehensive Plan and Zoning Map Amendments
Case File No.:	CPA2019-0004 / ZMA2019-0005
Summary of Application:	<p>The City of Beaverton proposes to amend the City Comprehensive Plan Land Use Map and the Zoning Map to apply city land use and zoning designations to one parcel that is currently annexing into the City of Beaverton. The property is currently designated Washington County General Commercial (GC).</p> <p>The proposed amendment to the Land Use Map (CPA2019-0004) would apply the city's Neighborhood Centers land use designation. The proposed amendment to the Zoning Map (ZMA2019-0005) would apply the city's Neighborhood Service (NS) zone. Uses that could be allowed with the Neighborhood Centers designation and NS zone include Minor Animal Care, Eating and Drinking Establishments, Financial Institutions, Live/Work Uses, Office, Retail Trade, Service Business/Professional Services, Educational Institutions, and Recreational Facilities.</p>
Project Location:	The site is at 595 SW 150 th Avenue, specifically identified as Tax Lot 1100 on Washington County Tax Assessor's Map 1S105AB.
Zoning & NAC:	The property is currently zoned Washington County General Commercial (GC) and abuts the Five Oaks/Triple Creek NAC.
Applicable Approval Criteria:	Comprehensive Plan Section 1.5.1.B, Annexation-related Quasi-judicial Comprehensive Plan Amendments; Development Code Section 40.97.15.4.C, Discretionary Annexation Related Zoning Map Amendments
Hearing Time and Place:	City Council Chambers, First Floor, Beaverton Building, 12725 SW Millikan Way, beginning at 6:30 p.m. October 23, 2019
Staff Contact:	Lauren Russell, AICP, Associate Planner, 503-526-3718 / lrussell@beavertonoregon.gov

Mailed written comments to the Commission should be sent to the attention of Lauren Russell, Planning Division, PO Box 4755, Beaverton, OR 97076. To be made a part of the staff report, correspondence needs to be received by **October 11, 2019**. Please reference the Case File Number and Project Name in your written comments. If you decide to submit written comments or exhibits before the public hearing, all

submittals prior to or at the hearing that are more than two (2) letter size pages must include no fewer than ten (10) complete copies of the materials being submitted.

A copy of the pre-application conference notes, all other documents and evidence submitted by or on behalf of the applicant, and applicable approval criteria are available for inspection at no cost at the Beaverton Planning Division, 4th floor, Beaverton Building, 12725 SW Millikan Way, between the hours of 7:30 a.m. and 4:30 p.m. Monday through Friday, except holidays. A copy of the staff report will be available for inspection at no cost at least seven (7) calendar days before the hearing. A copy of any or all materials will be provided at reasonable cost. A copy of the staff report may also be viewed online at: www.beavertonoregon.gov/DevelopmentProjects.

The Planning Commission shall conduct hearings in accordance with adopted rules of procedure and shall make a decision on the development application after the hearing closes. Failure to raise an issue in a hearing, by testifying in person or by letter, or failure to provide statements or evidence with sufficient specificity to afford the decision-making authority an opportunity to respond to such issue, precludes appeal to the Land Use Board of Appeals on that issue.

Accessibility information: *This information can be made available in large print or audio tape upon request. Assistive listening devices, sign language interpreters, or qualified bilingual interpreters can be made available at any public meeting or program with 72 hours advance notice. To request these services, contact Lauren Russell by calling 711-503-526-3718 or emailing russell@beavertonoregon.gov.*