



Community Development Department  
Planning Division  
12725 SW Millikan Way /PO Box 4755  
Beaverton, OR 97076  
General Information: (503) 526-2222 V/TDD  
[www.BeavertonOregon.gov](http://www.BeavertonOregon.gov)

## TYPE 2 NOTICE OF DEVELOPMENT PROPOSAL

<b>Project Name:</b>	<b>HIGHER GROUND BEAVERTON CAMPUS</b>
<b>Case File No.:</b>	<b>DR2018-0142, SDM2018-0011</b>
<b>Summary of Application:</b>	The applicant, Quattro Beaverton LLC, proposes modifications to an existing building and site to accommodate a new Montessori School. The applicant is proposing to reconfigure and reduce the existing parking lot by approximately 1,500 square feet, thereby reducing the number of parking spaces from 53 to 31 and move an existing driveway leading to SW 99 <sup>th</sup> Avenue further from the intersection of SW 99 <sup>th</sup> Avenue and SW Beaverton Hillsdale Highway in order to construct new outdoor play areas for the children. The applicant requests a Sidewalk Design Modification application in order to match the existing width and configuration of the surrounding sidewalk with the proposed sidewalk to fill in the area where the current driveway will be closed.
<b>Project Location:</b>	4575 SW 99 <sup>th</sup> Avenue Tax Lot 5200 of Washington County Assessor's Map 1S114BA.
<b>Zoning &amp; NAC:</b>	Community Service (CS) Denny Whitford / Raleigh West
<b>Applicable Criteria:</b>	Development Code Sections: <i>40.03 Facilities Review</i> <i>40.20.15.2.C Design Review Two</i> <i>40.58.15.C Sidewalk Design Modification</i>
<b>Due Date for Written Comments:</b>	<b>No later than 4:30 PM, Wednesday, January 16, 2019</b>
<b>Facilities Review Com. Mtg. Date:</b>	Wednesday, January 16, 2019 The Facilities Review Committee will forward a recommendation of action on the proposed development to the Director. The Director will issue a written decision approximately fourteen (14) calendar days after the Facilities Review Committee meeting.

**Staff Contact:**

Jason T., Assistant Planner (503) 350-4038  
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Mailed written comments shall be sent to the Current Planning Division, PO Box 4755, Beaverton, OR 97076. Written comments submitted in person shall be delivered to the Planning Division, 4th Floor, the Beaverton Building, 12725 SW Millikan Way, between the hours of 7:30 a.m. and 4:30 p.m., Monday through Friday, except holidays.

Please reference the Case File Number and Project Name and include your full name and address in your written comments. Failure to raise an issue by testifying in a letter or email or failure to provide statements or evidence with sufficient specificity to afford the decision-making authority an opportunity to respond to such issue, may preclude appeal to the Land Use Board of Appeals on that issue.

A copy of the pre-application conference comments, all documents and evidence submitted by or on behalf of the applicant, and applicable criteria are available for review at the Planning Division, 4th Floor, the Beaverton Building, 12725 SW Millikan Way, between the hours of 7:30 a.m. and 4:30 p.m., Monday through Friday, except holidays.

The Facilities Review Committee is not a decision-making body but advises the Director on a project's conformity to the technical criteria specified in Section 40.03 of the Beaverton Development Code. The Director will include the Committee's recommendation and findings in the Notice of Decision that is issued following the meeting. The Facilities Review Committee meeting is open to the public, but is not intended for public testimony.

Copies of the staff report will be made available on the City's website or may be purchased at the Planning Division Counter for a reasonable cost. The Director's decision may be viewed at: <http://apps.beavertonoregon.gov/DevelopmentProjects/>.

**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 Jason T. by calling (503) 350-4038 or email [jasont@beavertonoregon.gov](mailto:jasont@beavertonoregon.gov)*