



CITY OF BEAVERTON  
Community Development  
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# PUBLIC HEARING NOTICE

Hearing Date: July 11 2018

Hearing Body: Planning Commission

<b>Project Name:</b>	<b>Dr. Mason Building Historic Review &amp; Improvements</b>
<b>Case File No.:</b>	<b>HR2018-0001 / DR2018-0064</b>
<b>Summary of Application:</b>	The applicant requests Historic Review and Design Review approval for external improvements to facilitate a restaurant use of an historical property located in the Regional Center Old Town zoning district. The proposal includes changes to the building façade and site, including a new canopy, a new window system, ADA upgrades and enhanced landscaping. Plans for all applications are available for review at City Hall.
<b>Project Location:</b>	The subject site is located at 4590 SW Watson Avenue at the southeastern corner of SW Watson Avenue and SW 1 <sup>st</sup> Street. The property is identified on Washington County Assessor's Map 1S1 16AD as Tax Lot 00500.
<b>Zoning &amp; NAC:</b>	Regional Center- Old Town (RC-OT ) / Central Beaverton
<b>Applicable Development Code Criteria:</b>	Section 40.35.15.1.C <i>Historic Review- Alteration of a Landmark</i> ; Section 40.20.15.1.C <i>Design Review Compliance Letter</i> .
<b>Hearing Time and Place:</b>	City Council Chambers, First Floor, Beaverton Building, 12725 SW Millikan Way, beginning at 6:30 p.m.
<b>Staff Contact:</b>	Brianna Addotta, Assistant Planner, 503.350.4026 / <a href="mailto:baddotta@beavertonoregon.gov">baddotta@beavertonoregon.gov</a>

Mailed written comments to the Commission should be sent to the attention of Brianna Addotta, Planning Division, PO Box 4755, Beaverton, OR 97076. To be made a part of the staff report, correspondence needs to be received by Wednesday June 13, 2018. 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 Facilities Review meeting is not required for Historic Review or Design Review Compliance Letter applications. Should the applicant request a meeting, it shall be held between the hours of 8:30am and 1:00pm on June 13, 2018 and will be limited to 1/2 hour. The Facilities Review Committee is not a decision-making body, but advises the Director and Planning Commission on a project's conformity to the technical

criteria specified in Section 40.03 of the Beaverton Development Code. The Facilities Review Committee meeting is open to the public, but is not intended for public testimony.

A copy of the pre-application conference notes, neighborhood meeting information, and all other documents and evidence submitted by or on behalf of the applicant, and applicable review criteria, are available for inspection at the Beaverton Planning Division, 4<sup>th</sup> 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 on-line at: [www.beavertonoregon.gov/DevelopmentProjects](http://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, may preclude appeal to the Land Use Board of Appeals on that issue.

THIS INFORMATION IS AVAILABLE IN LARGE PRINT OR AUDIO TAPE UPON REQUEST. IN ADDITION, ASSISTED LISTENING DEVICES, SIGN LANGUAGE INTERPRETERS, OR QUALIFIED BILINGUAL INTERPRETERS WILL BE MADE AVAILABLE AT ANY PUBLIC MEETING OR PROGRAM WITH 72 HOURS ADVANCE NOTICE. TO REQUEST THESE SERVICES, PLEASE CALL 526-2222/VOICE/TDD.