



CITY OF BEAVERTON
 Community Development Department
 Planning Division
 12725 SW Millikan Way
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 Beaverton, OR 97076
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NOTICE OF PROPOSED DEVELOPMENT

Notice Date: August 4, 2016

Project Name:	7440 SW 78th Avenue 6-Lot Subdivision
Case File No.:	LD2016-0007, TP2016-0006
Summary of Applications:	The applicant is seeking approval of a Preliminary Subdivision application to develop an approximately 1.07 acre lot in the R7 zoning district, into a six (6) lot single family subdivision and a Tree Plan Two application to remove twenty seven (27) community trees to accommodate the development of the site.
Project Location:	The address of the site is 7440 SW 78 th Avenue, also described as tax lot 3500 of Washington County's Tax Assessors tax map 1S124CA.
Zoning & NAC:	Urban Standard Density (R7) / Denney Whitford / Raleigh West NAC
Applicable Beaverton Code Criteria:	Design Review Two: 40.20.15.2.C Tree Plan Two: 40.90.15.2.C Facilities Review: 40.03
Due date for Written Comments:	4:30 pm, Wednesday, August 24, 2016
Facilities Review Meeting:	The Facilities Review Committee will meet on August 24, 2016. The Facilities Review Committee will forward a recommendation to the Director on the above application based on its conformity to the technical criteria specified in Section 40.03 of the Development Code. The Director will issue a written decision approximately fourteen (14) calendar days after the Facilities Review Committee meeting.
Staff Contact:	Jason T. (503) 350-4038 / jasont@BeavertonOregon.gov

Mailed written comments should be sent to the attention of Jason T, City of Beaverton Planning Division, P.O. Box 4755, Beaverton, OR 97076. To be made a part of the record, correspondence needs to be received by **Wednesday, August 24, 2016**. Please reference the Case File Numbers and Project Name in your written comments.

Failure to raise an issue 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.

The Facilities Review Committee will meet with the applicant on Wednesday August 24, 2016 to discuss technical issues associated with the application. The Facilities Review Committee is not a decision-making body, but rather advises the Director and the Planning Commission on a project's conformity to the technical criteria specified in Section 40.03 of the Development Code of the City of Beaverton. The Planning Director will include the Committee's findings and recommendation within the staff report to the decision-making authority. The Facilities Review Committee meeting is open to the public, but is not intended for public testimony.

A copy of documents and evidence submitted by or on behalf of the applicant, and applicable review criteria, are available for inspection at the Beaverton Planning Division, 4th Floor, Beaverton Building/City Hall, 12725 SW Millikan Way, between the hours of 7:30 a.m. to 4:30 p.m., Monday through Friday. The Director's decision may also be viewed at: <http://apps.beavertonoregon.gov/DevelopmentProjects>

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.