



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

TYPE 2 NOTICE OF DEVELOPMENT PROPOSAL

Project Name:	LU22024-00295 Scholls Ferry Apartments Mods
Case File No.:	DR22024-00293
Summary of Application:	The applicant, Placid Holdings Inc., requests Design Review Two approval for site and building design modifications to an application (DR2022-0046) that approved a 96-unit multi-family residential development within two buildings. The proposed modifications include changes to the dimensions of Building 2, a reduction in off-street motor vehicle parking spaces from 129 to 119, increased tree canopy coverage for the surface parking areas, and a new location for the trash enclosure.
Project Location:	The site is located at 15584 SW Old Scholls Ferry Road, specifically identified as Tax Lot 00200 on Washington County Tax Assessor's Map 2S105BA and 12210 SW Sheldrake Drive, specifically identified as Tax Lot 07900 on Washington County Tax Assessor's Map 2S105BA.
Zoning & NAC:	Tax Lot 00200: Town Center – High Density Residential (TC-HDR) Tax Lot 07900: Residential Mixed B (RMB) Neighbors Southwest NAC
Applicable Approval Criteria:	Development Code Sections 40.03.1 <i>Facilities Review Committee</i> and 40.20.15.2.C <i>Design Review Two</i>
Due Date for Written Comments	No later than 5:00 PM, Wednesday July 10, 2024
Staff Contact:	Lauren Russell, AICP, Associate Planner 503-278-0318 / lrussell@beavertonoregon.gov

NOTE: The Community Development Department is currently open to the public on a limited basis, Monday through Thursday from 8:30 a.m. to 4:30 p.m. Please note that the Community Development Department is not currently open to the public on Fridays. Staff recommends visiting

<https://www.beavertonoregon.gov/183/Community-Development> for the most up-to-date information about in-person and virtual services.

Staff strongly encourages you to submit any testimony comments or questions via email to the project Planner. Written comments on the above development proposal may also be mailed to the Current Planning Division, at PO Box 4755, Beaverton, OR 97076. Written comments, either emailed or mailed, on the above development proposal shall be received no later than 5:00 p.m. on **Wednesday, July 10, 2024**. Please reference the Case File Number and Project Name in your written comments and include your mailing address if you wish to receive a copy of the decision. 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.

Public Comment Period Ends: July 10, 2024

The Facilities Review Committee Meeting with the applicant will be held July 10, 2024. 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 40.03.1 of the Beaverton Development Code. The Facilities Review Committee meeting is open to the public but is not intended for public testimony.

The Director is the decision-making authority for the above application and shall issue a written decision on the above development proposal on or around July 10, 2024, pursuant to Section 50.40.10. Copies of the decision will be made available on the City's website <http://apps.beavertonoregon.gov/DevelopmentProjects>, via the Beaverton Electronic Permitting System (BEPS) Public Portal <https://prod.buildinginbeaverton.org/record-details/#intdetails/planning/intid/2260>, or may be provided by the project Planner upon request.

For more information and to access plans and additional information on the application you can visit the project specific page on the Beaverton Electronic Permitting System (BEPS) Public Portal at the following link: <https://prod.buildinginbeaverton.org/record-details/#intdetails/planning/intid/2260>.

For more information contact the Project Planner, Lauren Russell at 503-278-0318 or lrussell@beavertonoregon.gov.

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 711 503-278-0318 or email lrussell@beavertonoregon.gov.*

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