



**CITY OF BEAVERTON**  
 Community Development Department  
 Planning Division  
 12725 SW Millikan Way  
 PO Box 4755  
 Beaverton, OR 97076  
 Tel: (503) 526-2420  
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# NOTICE OF DEVELOPMENT PROPOSAL

**Notice Date: July 12, 2018**

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<b>Project Name:</b>	<b>Mountainside Estates 11 Lot Subdivision</b>
<b>Case File No.:</b>	<b>LD2018-0013 &amp; TP2018-0003</b>
<b>Summary of Applications:</b>	The applicant requests Preliminary Subdivision and Tree Plan 2 approval in order to develop a two acre lot zoned R5 into eleven lots ranging from 5,013 to 8,241 square feet. The proposal includes community tree removal and grading on site. Plans for all applications are available for review at City Hall.
<b>Project Location:</b>	The subject site is located at 16165 SW Scholls Ferry Road, located on the northern side of Scholls Ferry Road immediately adjacent to Scholls Heights Elementary. The property is identified on Washington County Assessor's Map 2S1 05BB as Tax Lot 00200.
<b>Zoning &amp; NAC:</b>	Residential Urban Standard Density (R5) / Neighbors Southwest NAC
<b>Applicable Beaverton Development Code Criteria:</b>	40.45.15 Preliminary Subdivision (Type 2) 40.90.15 Tree Plan Two 40.03 Facilities Review
<b>Due date for Written Comments:</b>	<b>5pm, Wednesday, August 1, 2018</b>
<b>Facilities Review Meeting:</b>	The Facilities Review Committee will meet on August 1 2018. 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.
<b>Staff Contact:</b>	Brianna Addotta (503) 305-4026 / baddotta@BeavertonOregon.gov

Mailed written comments should be sent to the attention of Brianna Addotta, City of Beaverton Planning Division, P.O. 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.

To be made a part of the record, correspondence needs to be received by 5pm on Wednesday, August 1, 2018.

Please reference the Case File Numbers **(LD2018-0013 & TP2018-0003)** and Project Name **(Mountainside Estates 11 lot Subdivision)** in your written comments.

The Facilities Review Committee is not a decision-making body but advises the Planning Director on a project's conformity to the technical criteria specified in Section 40.03 of the Beaverton Development Code. The Planning 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. The Director's decision may be viewed at: <http://apps.beavertonoregon.gov/DevelopmentProjects>.

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. Staff may also be contacted directly.

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.

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.