



CITY OF BEAVERTON  
Community Development Department  
Planning Division  
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# PUBLIC HEARING NOTICE

Hearing Date: March 13, 2019      Hearing Body: Planning Commission

**Project Name:**      **Sunset Surface Parking**

**Case File No.:**      **CU2018-0023 / DR2018-0167**

**Summary of Application:**      The applicant, J. Peterkort Company, requests approval of the following land use applications to construct a surface parking lot, security booth, and associated site improvements. A Conditional Use for Parking as the Principal Use in the Station Community-Sunset (SC-S) zoning district. Design Review Three approval for the phased construction of a 460 stall surface parking lot, an approximately 200 square foot security booth, a Design Review Build Out Concept Plan showing how future density can be accommodated on site, and associated site improvements.

**Project Location:**      The site is generally located adjacent to the Sunset Transit Center, south of SW Barnes Road, west of the Highway 217 off-ramp, north of Highway 26, and east of the Sunset Station access road.  
Tax Lots 100 and 200 on Washington County Tax Assessor's Map 1S102CB

**Zoning & NAC:**      Station Community-Sunset / Central Beaverton NAC

**Applicable Approval Criteria:**      Development Code: Section 40.03 *Facilities Review*; Section 40.15.15.3.C *New Conditional Use*, and Section 40.20.15.3.C *Design Review Three*.

**Hearing Time and Place:**      City Council Chambers, First Floor, Beaverton Building,  
12725 SW Millikan Way, beginning at 6:30 p.m.

**Staff Contacts:**      Jana Fox, Current Planning Manager, 503.526.3710 /  
[jfox@beavertonoregon.gov](mailto:jfox@beavertonoregon.gov)

Mailed written comments to the Commission should be sent to the attention of Jana Fox, Planning Division, PO Box 4755, Beaverton, OR 97076. To be made a part of the staff report, correspondence needs to be received by Friday, March 1, 2019. 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.

**Facilities Review Committee Meeting Date:**      February 20, 2019

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 Director will include the Committee's recommendation in 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 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.

***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 Jana Fox by calling 711 (503) 526-3710 or email [jfox@beavertonoregon.gov](mailto:jfox@beavertonoregon.gov).*