

Received
Planning Division
03/26/2024

Lauren Russell

From: jim hatlen <hatlenjim1956@gmail.com>
Sent: Tuesday, March 26, 2024 3:08 PM
To: Lauren Russell
Subject: Re: [EXTERNAL] LU32024-00140 sw139th

Follow Up Flag: Follow up
Flag Status: Completed

Thanks Lauren for the quick response. I just found out from my neighbor Jim Gale's that after he spoke with you we figured out that they're basically wanting to put a duplex in that backyard (?).

I wonder if they are going to use the new duplex as an Airbnb along with the house in the front that has been an Airbnb since it was purchased earlier and are they turning in the garage into a separate Airbnb unit?

They charge \$175 a night for that house and I've seen the piles of garbage that have been left behind from other renters. As I walk that street three or four times a day I do not live on it I live on 141st but only three houses over. I have to be careful what I say because I have a .41 acre lot for the past 40 plus years. I've had visions of tearing down my house and putting up multiple units also. But to have a driveway right on the edge of my neighbor's property would be terrible!

Also, Yes my comments can be used if need be. I wanted to be at the knock meeting but other things came up so I missed it last week.

Thank you Jim Hatlen
4870 SW 141st Ave

On Tue, Mar 26, 2024, 10:17 AM Lauren Russell <lrussell@beavertonoregon.gov> wrote:

Hello Jim,

Thank you for contacting the City of Beaverton. Can you please let me know if you would like your email below to be added to the project record as an item of public testimony? Also, if you would like to be mailed a copy of the decision, please provide your address.

Based on our archives, it appears that the garage was permitted (B1991-3716) in 1991 and constructed sometime thereafter. The City's 1991 zoning rules were different than what is allowed today. [1991 Code Section 71.3.E](#) states that accessory buildings shall be located no closer than 2 feet to any lot line.

If this someone wanted to build a new accessory structure on the subject lot or any other lot in the City also zoned Residential Mixed C (RMC) in 2024, that accessory structure would be subject to the City's current zoning requirements, including the minimum setback of 3 feet or more from any lot lined depending on the height of the accessory structure, as described in [2024 Code Section 60.50.05.2.E](#).

Please let me know if you have any additional questions.

Thank you,

Lauren Russell, AICP (she/her)

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Please note: I am working remotely at this time Monday through Friday 8:00 AM to 5:00 PM. You can reach me at 503-278-0318.

NEW Electronic Permitting System is now live!

Effective April 3, 2023, all **new Land Use Applications must be submitted through <https://prod.buildinginbeaverton.org/>**, which includes 24/7 access to an online portal with comprehensive project tracking and the ability to pay fees online! For more information, including instructions, visit: [Electronic Permitting System | Beaverton, OR - Official Website \(beavertonoregon.gov\)](#)

Application and permit fees are increasing 3.86% effective February 1, 2024 per the Consumer Price Index (CPI). In 2022, Beaverton City Council adopted updates to fees for development applications and permits, including establishing an automatic annual inflation adjustment tied to the Consumer Price Index (CPI) annual inflation rate published by the Bureau of Labor Statistics. New fee schedules can be found [here](#).

From: jim hatlen <hatlenjim1956@gmail.com>
Sent: Monday, March 25, 2024 12:07 PM
To: Lauren Russell <lrussell@beavertonoregon.gov>
Subject: [EXTERNAL] LU32024-00140 sw139th

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Is the purpose of this hearing to allow the property to be split into two separate tax lots?

How was that garage legally built so close to the property line without a hearing before? If this gets to go through does this mean that all of us in this area can build right up to the property line?

Just wondering,

Jim Hatlen