



WASHINGTON COUNTY, OREGON

Department of Land Use and Transportation, Operations & Maintenance Division
1400 SW Walnut Street, MS 51, Hillsboro, Oregon 97123-5625
(503) 846-7623 · FAX: (503) 846-7620

June 18, 2019

To: Elena Sasin - Associate Planner

From: Naomi Vogel - Associate Planner

RE: Kirkland Place

City File Number: **CU2018-0020 / DR2018-0157 / LD2018-0038 / PD2018-0005 / TP2018-0011**

County Casefile Number: CP19-919

Tax Map and Lot Number: **1N134CD – 06300, 06400 & 06500**

Location: **SW Barnes Road**

Washington County Department of Land Use and Transportation has reviewed this development application and submits the following conditions of approval.

1. The subject site has frontage on SW Barnes Road, a County-maintained Arterial (5 lanes). However, access to SW Barnes Road is not proposed nor permitted as part of this development approval.
2. Adequate sidewalks and drainage (to County minimum standards) exist along the site's frontage of SW Barnes Road. **Any modification or reconstruction of the existing sidewalk, curb, and gutter (including pavement) must be constructed to County road standards.**
3. The applicant has proposed a foundation wall and other private infrastructure within an existing public slope easement (refer to recorded Document 2004-060239) located along the site's frontage of SW Barnes Road. **Prior to issuance of a Site Development permit by the City, the applicant will need to obtain approval of the proposed wall and petition Washington County Board of Commissioners to vacate the slope easement. County staff is supportive of the vacation on the condition that the foundation wall design and other improvements are approved by County Engineering staff.**

REQUIRED CONDITIONS OF APPROVAL

- I. **PRIOR TO ISSUANCE OF A SITE DEVELOPMENT PERMIT BY THE CITY OF BEAVERTON:**
 - A. Submit to **Washington County** Operations Division (503.846.7623):
 - 1. Completed "Right-of-Way Permit" application form for all work proposed within the right-of-way of SW Barnes Road.
 - B. Submit to **Washington County** Engineering & Construction Services (Anthony Davies, P.E. – 503.846.7911) all proposed work within the existing slope easement, including structural calculations, for review and approval.
 - C. Submit a request to **Washington County** Survey Division (John Kidd – 503.846.7932) for vacation of the public slope easement identified in document 2004-060239.

If you have any questions, please contact me at 503-846-7639.

Naomi Vogel - Associate Planner

Cc: Traffic, Survey, Engineering Division
Transportation File