

1600 SE 190<sup>th</sup> Avenue, Portland OR 97233-5910 • PH. (503) 988-3043 • Fax (503) 988-3389

## 14 DAY OPPORTUNITY TO COMMENT

### **Application for** a Heritage Tract Dwelling located in the Commercial Forest Use-4 (CFU-4) zone

This notice serves as an invitation to comment  
on the application cited and described below.

**Case File:** T2-2016-4827

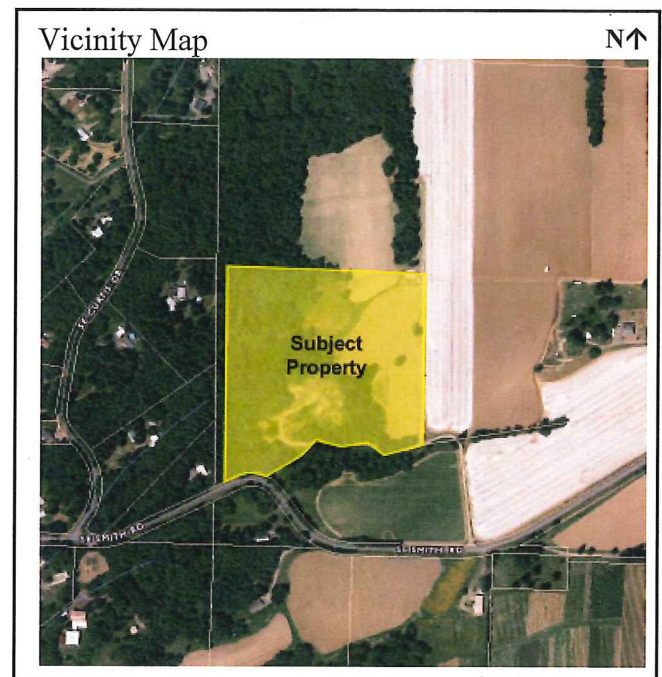
**Location:** No Situs Address  
Tax Lot 200, Section 34C,  
Township 1 North, Range 4 East,  
W.M.

**Applicant:** Dale Burkholder

**Owner:** M. Keith Evans

**Base Zone:** Commercial Forest Use – 4 (CFU-4)

**Proposal:** A permit for a Heritage Tract Dwelling located in the Commercial Forest Use-4 (CFU-4) zone



**Applicable Approval Criteria:** Multnomah County Code (MCC): 37.0560 Code Compliance; 35.0005 Definitions: Lot of Record; 35.2225 Commercial Forest Use – 4; 35.2240 Template and Heritage Tract Dwellings; 35.2245 Use Compatibility Standards; 35.2250 Building Height Requirements; 35.2256 Forest Practice Setbacks and Fire Safety Zones; 35.2261 Development Standards for Dwellings and Structures; 35.2273 Access; 35.2275 Lot of Record  
29.342 Applications Information Required; 29.3345 Approval Standards

Copies of the referenced Multnomah County Code sections can be obtained by contacting our office or by visiting our website at <http://multco.us/landuse/zoning-codes> under the link Chapter 35: East of Sandy River Rural Plan Area.

**Comment Period:** Written comments regarding this application will be accepted if received by **4:00 p.m., Tuesday, July 26, 2016**. Comments should be directed toward approval criteria applicable to the request. Application materials and other evidence relied upon are available for inspection at the Land Use Planning office (*Tuesday-Friday 8am-4pm*) at no cost. Copies of these materials may be purchased for 30-cents per page. For further information regarding this application, contact Rithy Khut, Staff Planner at 503-988-0176, or by email at [rithy.khut@multco.us](mailto:rithy.khut@multco.us)

**Decision Making Process:** The Planning Director will render a decision on this application after the comment period expires. Notice of the Director's decision will be mailed to the applicant, parties within 750 feet of the subject property, and any other persons who submitted written comments during the comment period. The Planning Director's decision can be appealed. An explanation of the requirements for filing an appeal will be included in the notice of decision.

**Important Note:** Failure to raise an issue before the close of the public record in sufficient detail to afford the County and all parties an opportunity to respond may preclude appeal on that issue to the Land Use Board of Appeals.

**Notice to Mortgagee, Lien Holder, Vendor, or Seller:**

ORS Chapter 215 requires that if you receive this notice it must be promptly forwarded to the purchaser.