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14 DAY OPPORTUNITY TO COMMENT

Application for

An Administrative Decision by the Planning Director to permit a non-conforming use expansion and upgrade to Sam Barlow High School Facility

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

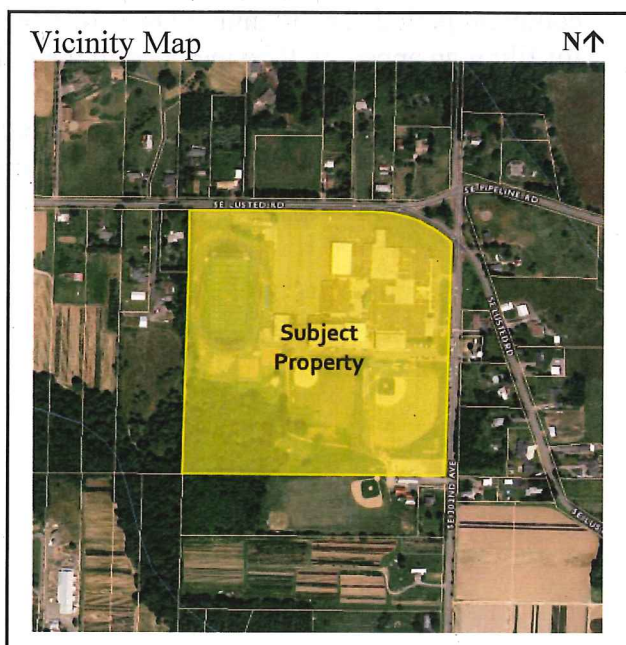
Case File: T2-2017-9119

Location: 5105 SE 302nd Ave.
Tax Lot 100, Section 18,
Township 1 South, Range 4 East, W.M.
R994180780

Applicant: Ben Schonberger
Winterbrook Planning

Owner: Gresham Barlow School District
(School District No U2-20)

Overlays: Significant Environmental Concern for
Wildlife Habitat (SEC-h)



Proposal: Applicant is proposing to expand and upgrade Sam Barlow High School which includes a net increase of two classrooms, 4,000 s.f. of new buildings, renovations in the existing buildings, new grandstand, concession building, parking lot, circulation, and landscape changes. An Administrative Decision by the Planning Director for an Expansion of Non-Conforming Use and Design Review is required to authorize this use.

Applicable Approval Criteria:

Multnomah County Code (MCC): MCC 37.9569 Code Compliance and Applications, MCC 36.0005 Definitions. *Multiple Use Agriculture – 20, MUA-20*: MCC 36.2825 Review Uses, MCC 36.2855 Dimensional Standards and Development Requirements, MCC 36.2870 Lot of Record, MCC 36.2880 Off-Street Parking and Loading, MCC 36.2885 Access
Nonconforming Use Expansion: MCC § 36.7204 Verification of Nonconforming Use Status
Design Review: MCC 36.7050 Design Review Criteria

Copies of the referenced Multnomah County Code sections can be obtained by contacting our office or by visiting our website at multco.us/landuse/zoning-codes under the link Chapter 36: West of Sandy River

Rural Plan Area.

The Multnomah County Road Rules can be obtained by contacting our office or online at multco.us/transportation-planning/plans-and-documents under the link Multnomah County Road Rules.

Comment Period: Written comments regarding this application will be accepted if received by **4:00 p.m., Friday January 12, 2017**. 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 Katie Skakel, Staff Planner at 503-988-0213, or by email at katie.skakel@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.