

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

14 DAY OPPORTUNITY TO COMMENT

Application for an Adjustment, Lot of Record Verification, and Road Rules Variance

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

Case File: T2-2018-10465 & EP-2018-10581

Location: 25346 SE McNutt Rd., Gresham
Tax Lot 4300, Section 23D, Township 1 South, Range 3 East, W.M.
Alt. Acct # R092605180 Property ID#118920

Applicant: Justin Williams

Base Zone: Multiple Use Agriculture – 20 (MUA-20)

Overlays: SEC-h

Proposal: A request for an Adjustment to the minimum setback requirements for a proposed agricultural building associated with indoor Marijuana Production. The applicant also requests a Lot of Record Verification, as well as a Multnomah County Road Rules Variance to add a second driveway to SE McNutt Rd.



Applicable Approval Criteria: Multnomah County Code (MCC): 37.0560 *Code Compliance*, MCC 36.0005 & MCC 36.2870 *Lot of Record*, MCC 36.0560(E)(2) *Marijuana Business*, MCC 36.7606 – 36.7611 *Adjustments*, MCC 36.2855 *Dimensional Requirements*, MCC 36.2885 *Access*
Multnomah County Road Rules (MCRR): 4.200 *Number of Accesses Allowed*, MCRR 16.000 *Variance from County Standards and Requirements*.

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, as well as multco.us/transportation-planning/plans-and-documents under the document titled, Multnomah County Road Rules.

Comment Period: Written comments regarding this application will be accepted if received by **4:00 p.m., August 17, 2018**. 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 Chris Liu, Staff Planner at 503-988-2964, or by email at chris.liu@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.