

14 DAY OPPORTUNITY TO COMMENT

Application for Significant Environmental Concern-Habitat (SEC-h) and Geologic Hazard (GH) permit

Case File: T2-2019-11540

Location: 35321 SE Dodge Park Blvd, Gresham, OR 97080
Tax Lot 600, Section 22A, Township 1 South, Range 4 East, W.M.
Tax Lot 100, Section 22DB, Township 1 South, Range 4 East, W.M.
Alternate Account #R994221080 Property ID #R342629
Alternate Account #R994221190 Property ID #R342547

Applicant: Douglas Silton

Base Zone: Commercial Forest Use (CFU)

Overlays: Significant Environmental Concern for wildlife habitat (SEC-h), Geologic Hazards

Proposal: Request to replace the single family dwelling destroyed by fire in April 2018 and to remove and replace existing accessory structure with new accessory structure closer to home site.

Vicinity Map

North ↑



Comment Period: Written comments regarding this application will be accepted if received by 4pm on June 13, 2019. 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 staff planner, Katie Skakel at katie.skakel@multco.us or at 503-988-0213.

Applicable Approval Criteria: Multnomah County Code (MCC): MCC 39.4070 (D) Replacement Dwelling; MCC 39.4070 (T) Accessory Structures; MCC 39.4105 Building Height Requirements; MCC 39.4110 Forest Practices Setbacks and Fire Safety Zones; MCC 39.4115 Development Standards for Dwellings and Structures; MCC 39.3005 Lot of Record – Generally; MCC 39.3010 Lot of Record-Commercial Forest Use (CFU); MCC 39.6200 Grading and Stormwater; MCC 39.6850 Dark Sky Lighting Standards; MCC 39.5850 Significant Environmental Concern (SEC-h) SEC-h Clear and Objective Standards; MCC 39.5860 Criteria for Approval of SEC-h Permit; and MCC 39.5090 Geologic Hazards Permit.

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 39: Multnomah County Zoning Code*

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.

