

We are required to notify neighboring property owners of the opportunity to submit written comments on the proposal described below. All comments should relate to the approval criteria and any neighbor that submits comments will receive the County's complete decision in the mail. **If you do not wish to submit comments, no response is necessary.**

**Proposal:** The applicant requests a Replat to consolidate two subdivision lots, Lot 76 & 77 of the Fairview Country Club Tracts, into a single parcel.

North ↑



**Comment Period:** Written comments regarding this application will be accepted if received by **4pm on September 12, 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, Chris Liu at [chris.liu@multco.us](mailto:chris.liu@multco.us) or at 503-988-2964.

**Applicable Approval Criteria:** Multnomah County Code (MCC):

*General Provisions:* MCC 39.1515 Code Compliance and Applications, MCC 39.2000 Definitions, MCC 39.3005 Lot of Record – Generally, MCC 39.3140 Lot of Record – Urban Low Density Residential and Urban Medium Density Residential,

*Replat:* MCC 39.4862 Dimensional Standards and Development Requirements, MCC 39.9435 Contents of a Category 3 Tentative Plan, MCC 39.9555 Easements, MCC 39.9570 Water System, MCC 39.9575 Sewage Disposal, MCC 39.9580 Surface Drainage And Storm Water Systems, MCC 39.9650 Replats.

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](http://multco.us/landuse/zoning-codes) under the link *Chapter 39: 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.

## ULTNOMAH COUNTY

DATE FILED MAY 16, 2015

**REFERENCE SURVEYS**  
MULTNOMAH COUNTY SURVEY RECORDS

- S1 = SN 10182  
S2 = SN 20239  
S3 = SN 20274  
S4 = SN 20254  
S5 = SN 20123  
S8 = SN 51651  
S6 = SN 57508

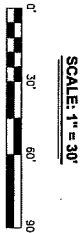
## REFERENCE PLATS

- P1 = PLAY OF "FAIRVIEW COUNTRY CLUB TRACTS", PLAT BOOK 1177, PAGE 1
- P2 = PLAY OF "LACHENHEIM" PLAY BOOK 1205, PAGE 27-28

THE PURPOSE OF THIS SURVEY IS TO MONUMENT TRACTS 76 AND 77, "FARGEN COUNTRY CLUB TRACTS", SITUATED IN THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 1 NORTH, RANGE 3 EAST, WILLAMETTE MERIDIAN, COUNTY OF MULTNOMAH, STATE OF OREGON, SAID TRACT OF LAND DESCRIBED IN DOCUMENT NUMBER 2018-045008, MULTNOMAH COUNTY DEED RECORDS.

[illegible][illegible]

THE BASIS OF BEARINGS FOR THIS SURVEY IS BETWEEN THE MONUMENT FOUND AT POINT "A" AND THE MONUMENT FOUND AT POINT "B". BEARING BEING N 11°38'00" W PER THE PLAT OF "FARMVIEW COUNTRY CLUB TRACTS" WITH A DISTANCE OF 105.81' (105.50' ±)



EXPIRES: 06/30/20  
GREGORY D. SPURLOCK  
2370

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O: 503-665-7777 F: 503-665-7988  
EMAIL: SURVEY@STATEWIDESURVEYING.COM  
WEB: WWW.STATEWIDESURVEYING.COM

CLIENT: SANDRA TEENY

JOB NUMBER: 2019-080	SCALE: 1" = 30'
DRAWN: K.D.C.	DRAWN DATE: 4/4/2019
REVIEWED: G.D.S.	REVIEW DATE: 4/5/2019
SHEET: 1 OF 2	SURVEY DATE: 4/4/2019

REVISION:  
REVISION:  
REVISION:  
REVISION:

EXHIBIT  
A.2  
tabbles