
14 DAY OPPORTUNITY TO COMMENT

Application for a Lot of Record Verification

This notice serves 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.**

Case File: T2-2020-13704

Location: 38530 SE Howard Road, Corbett, OR 97019
Tax Lot 600, Township 1 South, Range 4 East, Section 01B, W.M.
Alternate Account #R994010150 Property ID #R341088

Applicant: Benjamin Strickland

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

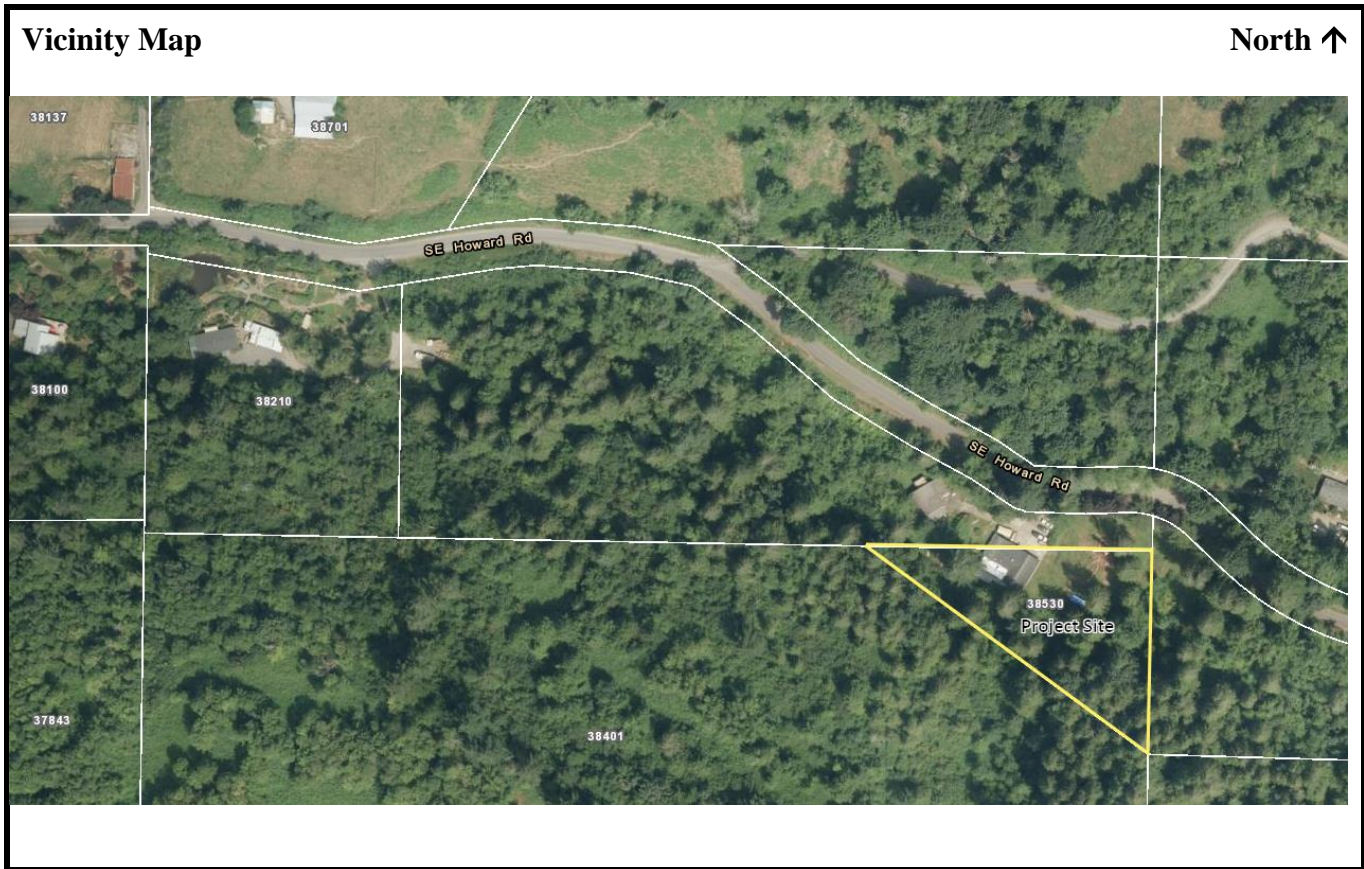
Overlays: Significant Environmental Concern – Stream (SEC-s)

Proposal: The applicant is requesting a Lot of Record Verification for the subject property listed above. A Lot of Record Verification verifies that a property was lawfully established in compliance with zoning and land division laws at the time of its creation or reconfiguration and the County's aggregation requirements. The applicant is not proposing any development as part of this application; therefore, the provisions of the overlay zone are not applicable at this time.

Date of Mailing: January 14, 2020

Comment Period: Written comments regarding this application will be accepted, if received by **4:00 pm on January 28, 2020**. Comments should be directed toward approval criteria applicable to the request. Application materials and other evidence relied upon are available for inspection by contacting the case planner. Printed copies of these materials may be purchased for \$0.35/per page. For further information regarding this application contact planner, Izze Liu at 503-988-0213 or via email at Isabella.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, any recognized neighborhood associations, 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.



For this application to be approved, the proposal will need to meet the applicable approval criteria below:

Multnomah County Code (MCC): Violations, Enforcement and Fines: MCC 39.1515 Code Compliance and Applications;

Lot of Record: MCC 39.3005 Lot of Record – Generally; MCC 39.3050 Lot of Record – Commercial Forest Use – 4 (CFU-4).

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 39 – Zoning Code**.

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.