

## 14 DAY OPPORTUNITY TO COMMENT

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### Application for Significant Environmental Concern for Streams and Wildlife Habitat Permit

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:** T2-2019-12301

**Location:** NW Beck Road (no address) The property to the west of 22447 NW Beck Road  
Tax Lots 1000 & 200, Township 2 North, Range 2 West, W.M. Section 22A/22D  
Alternate Account: R972220200 & R972220230 Property ID: R325786 & R325789

**Applicant:** Dan Williams

**Base Zone:** Rural Residential

**Overlays:** Significant Environmental Concern for Streams (SEC-s) and Wildlife Habitat SEC-h)/  
Geologic Hazards (GH)

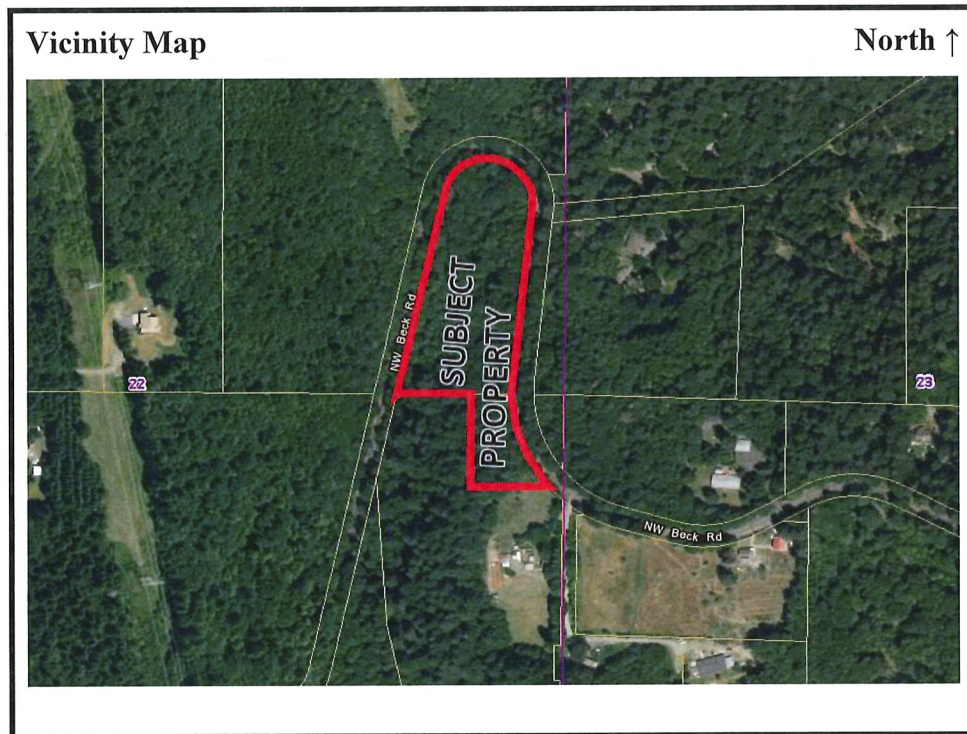
**Proposal:** Obtain Land Use Permits to build a new single family dwelling and related utilities within the Significant Environmental Concern for Streams and Wildlife Habitat Overlay Zones.

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Comment Period: Written comments regarding this application will be accepted, if received by 4:00 pm on February 11, 2020. 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, except holidays) at no cost. Copies of these materials may be purchased for 30-cents per page. For further information regarding this application contact George Plummer via email at [george.a.plummer@multco.us](mailto:george.a.plummer@multco.us) or phone (503) 988-0202.

For this application to be approved, the proposal will need to meet the applicable approval criteria below: Multnomah County Code (MCC): General: MCC 39.1515 Code Compliance and Applications, MCC 39.2000 Definitions, MCC 39.3005 Lot of Record – Generally, MCC 39.3090: Lot of Record Rural Residential, MCC 39.6850 Dark Sky Lighting Standards, MCC 39.6235 Stormwater Drainage Control; Rural Residential: MCC 39.4360(A) Allowed Uses, Single Family Dwelling, MCC 39.4375 Dimensional Requirements and Standards, MCC 39.4390 Off-Street Parking  
Significant Environmental Concern:, MCC 39.5850 – 39.5545: SEC General Provisions, MCC 39.5750: SEC-Streams, and MCC 39.5860: SEC-Wildlife Habitat.

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.



**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.

**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.

Enclosures:  
Site Plan

**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.

