

14 DAY OPPORTUNITY TO COMMENT

Application for a Property Line Adjustment

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: T2-2019-12673

Applicant: Grant Eisele

Location: Tract #1: 33440 SE Carpenter Lane, Gresham **Map #** 1S4E21D – 00700
Alternate Account # R994210330 **Property ID #** R342488

Tract #2: 33410 SE Carpenter Lane, Gresham **Map #** 1S4E21D – 00800
Alternate Account # R994210320 **Property ID #** R342487

Base Zone: Multiple Use Agriculture – 20 (MUA-20) **Overlays:** N/A

Proposal: Applicant is proposing a Property Line Adjustment to transfer four (4) acres from Tract #1 to Tract #2. After completion of the property line adjustment, Tract #1 will be 1 acre. Tract #2 will be 9 acres.

Comment Period: Written comments regarding this application will be accepted, if received by 4:00 pm on **Thursday, August 13, 2020**. Comments should be directed toward approval criteria applicable to the request. Application materials and other evidence relied upon are available for inspection, at no cost, by contacting the case planner. Copies of these materials may be purchased for \$0.35/per page. For further information regarding this application contact case planner, Lisa Estrin at 503-988-0167 or via email at lisa.m.estrin@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.

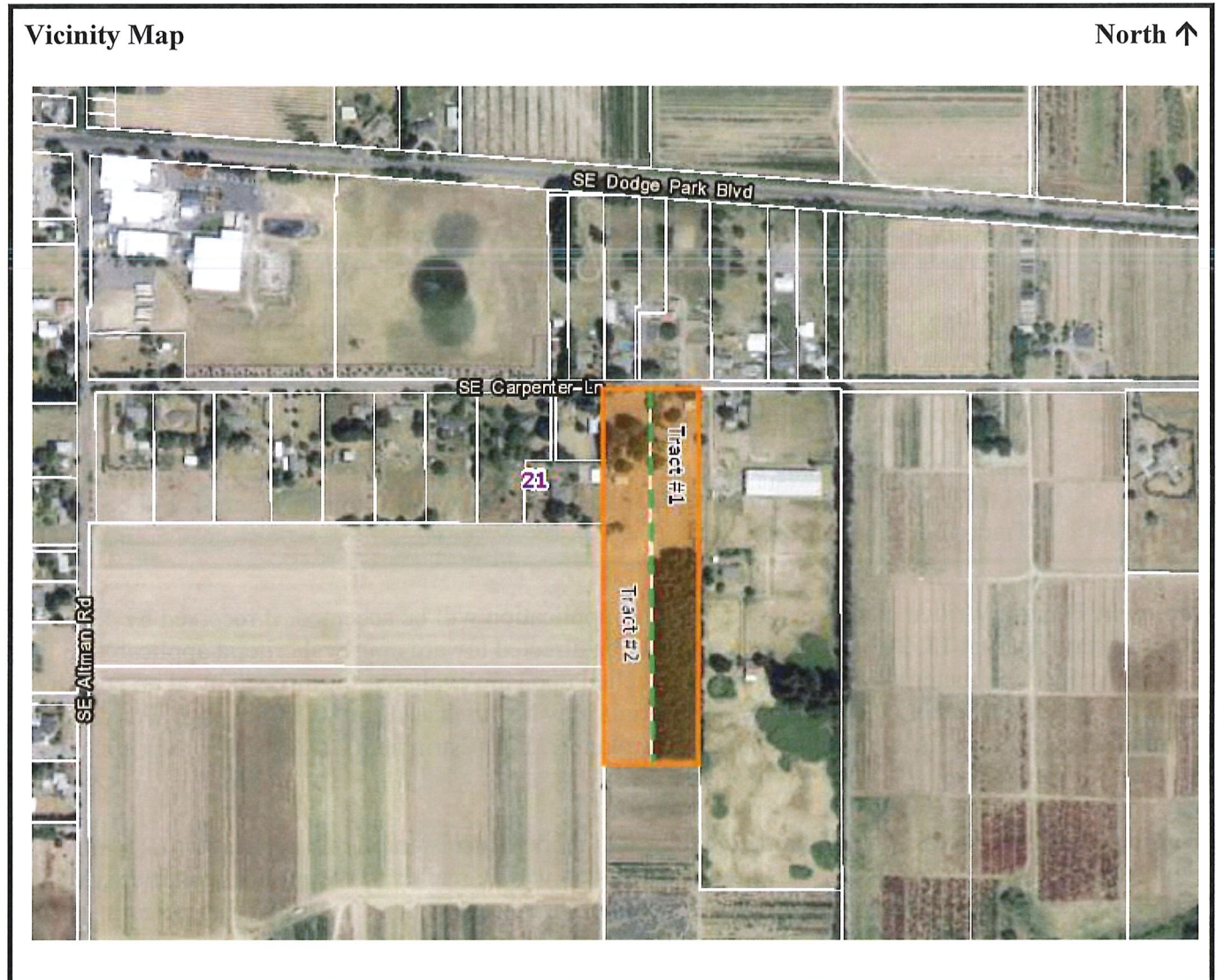
For this application to be approved, the proposal will need to meet the applicable approval criteria below:

Multnomah County Code (MCC): **General Provisions:** MCC 39.1515 Code Compliance and Applications, MCC 39.3005 Lot of Record – Generally, MCC 39.3080 Lot of Record – MUA-20;

Multiple Use Agriculture-20: MCC 39.4315 Review Uses, (C) Property Line Adjustment, MCC 39.4325(C) & (D) Dimensional Requirements and Development Standards, MCC 39.4330(B) Property Line Adjustments; and

Property Line Adjustments: MCC 39.9300 Property Line Adjustment.

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.

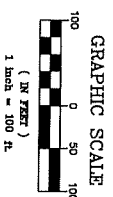
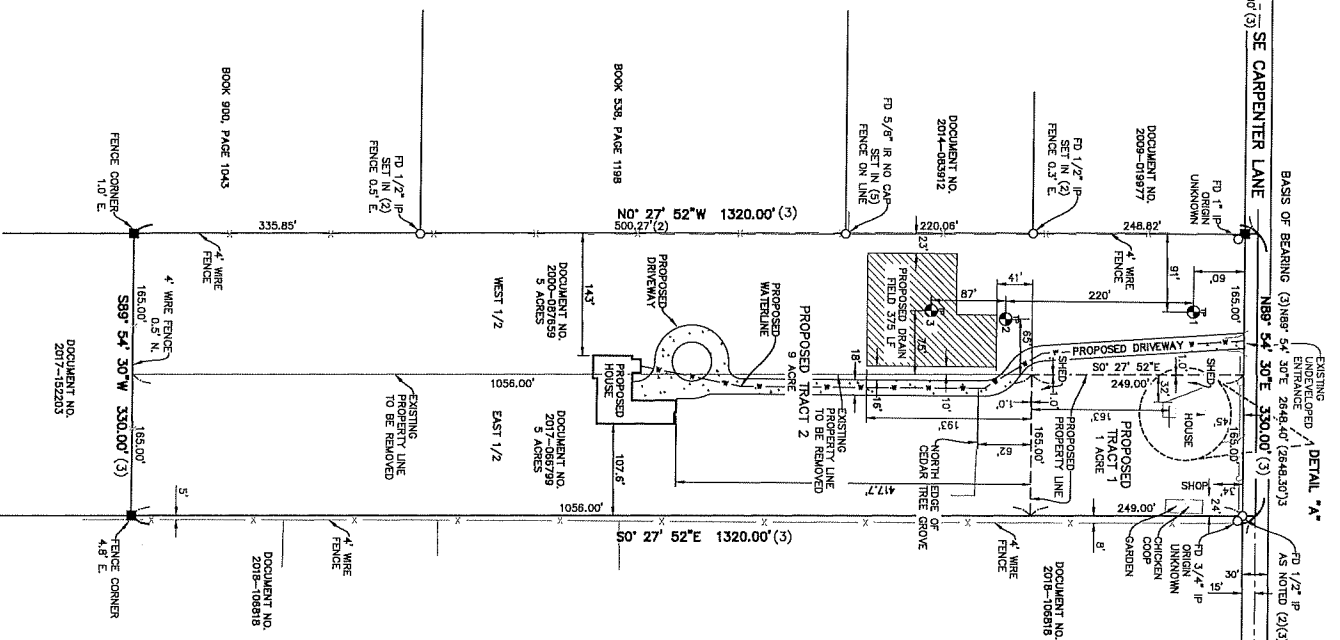
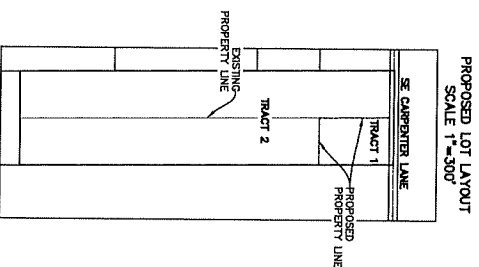
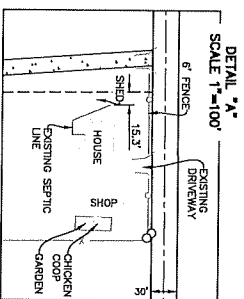
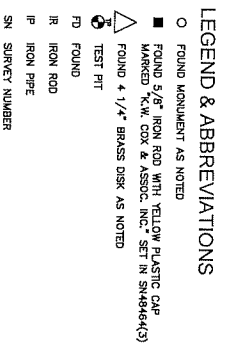
Enclosures: Tentative Plan Map

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.

BETWEEN TAX LOTS 700 & 800
LOCATED IN THE SE 1/4 SECTION 21
TOWNSHIP 1 SOUTH, RANGE 4 EAST W.M.
MULTNOMAH COUNTY, OREGON

SCALE 1" = 100'



Firwood Design Group, LLC
SURVEYING ♦ ENGINEERING ♦ PLANNING

359 E HISTORIC COLUMBIA RIVER HIGHWAY
TROUTDALE, OREGON 97060
BUS: (503) 668-3737 ♦ FAX: (503) 668-3788

CLIENT: GRANT EISELE
SITE: 33440 & 33410 SE
CARPENTER LANE, GRESHAM, OR.
JOB NUMBER: S19-021

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
MAY 26, 2015
SAMANTHA KAY TANNER
90079

RENEW 6/30/20