



Rithy Khut <rithy.khut@multco.us>

T3-2024-0007 - Application Complete and Letter

1 message

Rithy Khut <rithy.khut@multco.us>
To: Peter Fry <peter@finleyfry.com>
Cc: Dave Flood <dflood@corbettfire.com>

Fri, Apr 25, 2025 at 11:00 AM

Hello Peter Fry,

Attached you will find a letter (attached) informing you that I have received materials required to process your land use application pursuant to MCC 39.1135(D) for the property located at **31727 E Hist Columbia River Hwy, Troutdale**. Your Case **#T3-2024-0007** was deemed complete as of **Tuesday, March 25, 2025**.

For your convenience, I can also mail you a physical copy. Please let me know if you would like a mailed copy and the address you would like it sent.

As it stands, your case is now in my queue of complete cases. I will advance your land use application through the remainder of the review process, once I issue a decision for all cases deemed complete prior to your case.

If you have any questions or comments, please let me know.

Rithy Khut | Senior Land Use Planner

I use the gender pronouns he / him / his

Land Use Planning Division

Multnomah County Department of Community Services

(503) 988-0176 | <https://multco.us/landuse/>

My core working hours are 9:00 - 16:00, Monday to Thursday with every other Friday off.

If you have questions? Schedule an [appointment](#).

Disclaimers:

- *The following statements are not a land use decision and should not be relied upon as such.*
- *This email is a public record of Multnomah County and is subject to public inspection unless exempt from disclosure under Oregon Public Records Law. This email is also subject to the County's Public Records Retention Schedule.*

T3-2024-0007 Case Status Letter - Complete.pdf
299K

CASE STATUS LETTER

Land Use Planning Division



www.multco.us/landuse ▪ Email: land.use.planning@multco.us ▪ Phone: (503) 988-3043

April 25, 2025

Peter Finley Fry
303 NW Uptown Ter. Unit: #1B
Portland, OR 97210

RE: Application for a Community Service Condition Use, Lot of Record Verification, Significant Environmental Concern for Streams (SEC-s), Design Review (Case #T3-2024-0007)

Dear Applicant:

This letter confirms that we received the materials required to process your land use application pursuant to MCC 39.1135(D) for the property located at **31727 E Hist Columbia River Hwy, Troutdale**. Case **#T3-2024-0007** was deemed complete as of **Tuesday, March 25, 2025**.

Your case is now in my queue of complete cases. I will advance your land use application through the remainder of the review process, once I issue a decision for all cases deemed complete prior to your case.

For the next step in the review process, we will schedule your application for a public hearing in front of a County Hearings Officer. Prior to the hearing, we prepare a staff report with recommendations regarding the approval criteria for your application. While drafting the staff report, we may ask you additional questions and/or request additional materials for your application. We prepare the staff reports as quickly as possible, but the timing is dependent on the number of cases ahead of yours in the case queue and available hearing dates.

We will inform you when your hearing date is set. At least 20 days prior to the hearing, a public notice will be mailed to property owners within 750 feet of the subject property, any recognized neighborhood associations for the area, and other interested parties [MCC 39.1105(C)]. Recipients of this notice can provide comments and/or attend the hearing. Staff or parties in attendance can submit testimony and evidence at the hearing. The staff report will be available to the public at least seven (7) days prior to the hearing.

Please contact me at rithy.khut@multco.us or (503) 988-0176, if you have any questions.

Sincerely,

A handwritten signature in black ink, appearing to read "Rithy Khut", written over a horizontal line.

Digitally signed by Rithy Khut
DN: cn=Rithy Khut, o=Multnomah
County, ou=Land Use Planning
Division,
email=rithy.khut@multco.us, c=US

Rithy Khut
Senior Planner

cc: File

Dave Flood, PO Box #1, Corbett, OR 97019-0001

Peter Finley Fry (via email at peter@finleyfry.com)

Dave Flood (via email at dflood@corbettfire.com)