

NOTICE OF NSA OPPORTUNITY TO COMMENT



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

Application for a Parcel Determination and National Scenic Area Site Review

CASE FILE: T2-2024-0089 **APPLICANT:** Tyler Fuhrman

LOCATION: 1972 SE Thompson Road, Troutdale **Property ID #** R287094
Map, Tax lot: 1N4E31BB -02200 **Alt. Acct. #** R831301670

BASE ZONE: Gorge General Residential (GGR-2)

OVERLAYS: None

KEY VIEWING AREAS: Historic Columbia River Highway, Interstate – 84, Sandy River

LANDSCAPE SETTING: Rural Residential

PROPOSAL: Request for a Parcel Determination and National Scenic Area Site Review for a replacement septic system.

- ❖ **COMMENT PERIOD:** Neighbors are invited to submit written comments for the proposal described above. Comments should be directed toward the approval criteria listed below. Any neighbor that submits comments will receive the County’s complete decision. Written comments will be accepted at LUP-comments@multco.us if received by **4:00 pm on Wednesday, December 3, 2025**. Comments regarding Cultural Resources will be accepted until **4:00 pm on Wednesday, December 10, 2025**.

If you do not wish to submit comments, no response is necessary.

Further information regarding this application is available by contacting LUP-comments@multco.us. Paper copies of these materials may be purchased for \$0.71/per page.

- ❖ **APPLICABLE APPROVAL CRITERIA** [Multnomah County Code (MCC)]:

General Provisions: MCC 38.0560 Code Compliance and Applications, MCC 38.0015 Definitions – Parcel, MCC 38.0110 Tribal Treaty Rights and Consultation

Gorge General Residential Zone: MCC 38.3025 Review Uses, (2) Accessory structures

NSA Site Review Criteria: MCC 38.7015 Application for NSA Site Review, MCC 38.7035 GMA Scenic Review Criteria, MCC 38.7045 GMA Cultural Resource Review Criteria, MCC 38.7053 GMA Water Resources Review Criteria, MCC 38.7065 GMA Wildlife Review Criteria, MCC 38.7070 GMA Rare Plant Review Criteria, MCC 38.7080 GMA Recreation Resource Review Criteria

Copies of the referenced Multnomah County Code sections can be obtained by visiting our website at <https://multco.us/landuse/zoning-codes/> under the link **Chapter 38 – Columbia River Gorge National Scenic Area** or by contacting our office at (503) 988-3043.

Vicinity Map

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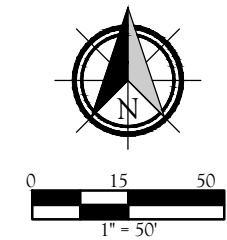
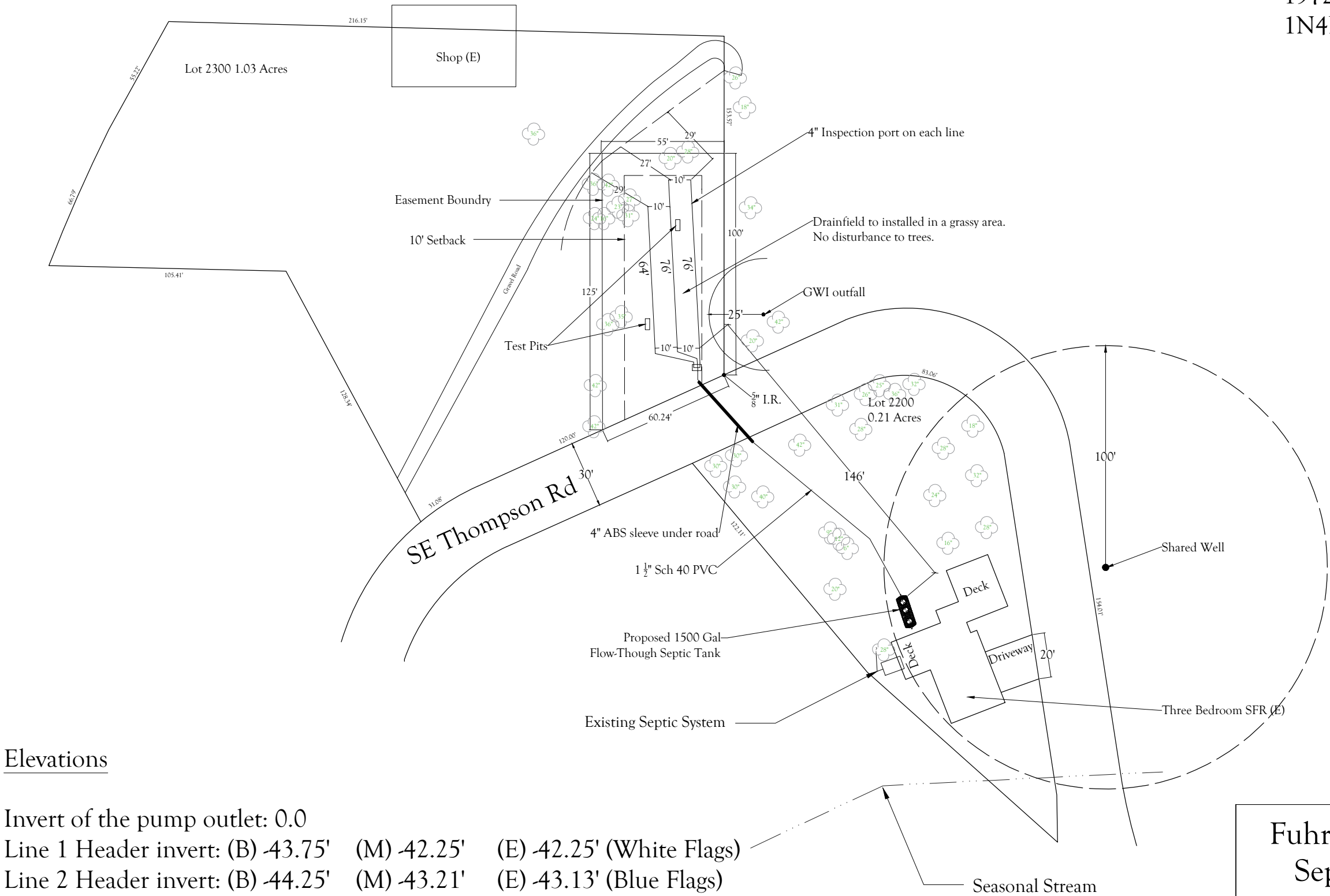


- ❖ **DECISION MAKING PROCESS:** The Planning Director will render a decision on this application after the comment period expires. Notice of the Director's decision will be mailed to the applicant, those who submitted written comment during the comment period, those who requested the decision in writing, and the Gorge Commission. 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 Columbia River Gorge Commission.
- ❖ **ENCLOSURES:**
Site Plan

Notice to Mortgagee, Lien Holder, Vendor, or Seller:

ORS chapter 215 requires that if you receive this notice, it must promptly be forwarded to the purchaser.

Dennis & Renee Schmidling
1972 SE Thompson Rd. | Troutdale, OR 97060
1N4E31BB -02200 | 0.21 Acres



If this bar does not measure 1" then
it is not to scale
This is not a survey and
measurements are approximate

Elevations

Invert of the pump outlet: 0.0
Line 1 Header invert: (B) -43.75' (M) -42.25' (E) -42.25' (White Flags)
Line 2 Header invert: (B) -44.25' (M) -43.21' (E) -43.13' (Blue Flags)
Line 3 Header invert: (B) -45.00' (M) -44.17' (E) -44.17' (Pink Flags)

Fuhriman Septic Design & Consulting (435)760-0717 tyler@fuhrimaconsulting.com	Name: Dennis & Renee Schmidling	Date: 8/16/2024
	Location: 1972 SE Thompson Rd Troutdale, OR 97060	Page Print Size: 11x17
	Installer: Mt. Hood Septic	Scale: 1:50
	Designer: Tyler Fuhriman, WWS	