

14 DAY OPPORTUNITY TO COMMENT



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

Application for Temporary Permit

CASE FILE: T2-2026-0037 **APPLICANT:** Robert Fraley, Portland Water Bureau

LOCATION: 35227 SE Carpenter Ln, Gresham **Property ID #** R342606
Map, Tax lot: 1S4E22DB-00300 **Alt. Acct. #** R994220850

BASE ZONE: Multiple Use Agriculture – 20 (MUA-20)

OVERLAYS: None

PROPOSAL: Request for a temporary permit for the continued use of a construction office trailer in association with on-going construction activities approved by land use permit, T3-2022-16220.

- ❖ **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 Monday, July 27, 2026**.

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 \$0.73/per page.

- ❖ **APPLICABLE APPROVAL CRITERIA** [Multnomah County Code (MCC)]:
- ❖ MCC 39.1250 Code Compliance and Applications, MCC 39.2000 Definitions, MCC 39.3005 Lot of Record – Generally, MCC 39.3080 Lot of Record – MUA-20, MCC 39.4315(A) Review Uses, Temporary Uses, MCC 39.4325(C) Dimensional Standards and Development Requirements, MCC 39.8750 Temporary Permits for Certain Uses.

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 39 – Zoning Code** or by contacting our office at (503) 988-3043.

Vicinity Map

N↑



- ❖ **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, 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 promptly be forwarded to the purchaser.

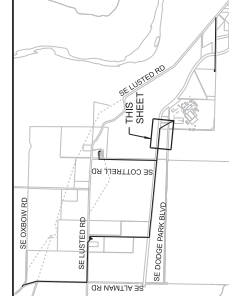
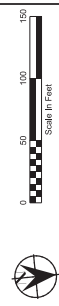
GENERAL SHEET NOTES

1. REFER TO EROSION AND SEDIMENT CONTROLS NOTES, SHEET ESC-004.
2. PROTECT ALL EXISTING STRUCTURES AND TREES NOT SHOWN FOR DEMOLITION.
3. REMOVE AND REPLACE ROADWAY PAVEMENT WITHIN LIMITS OF DISTURBANCE TO MATCH EXISTING LINE AND GRADE.
4. CONTRACTOR TO REGRADE DISTURBANCE AREA TO EXISTING GRADE, WHERE NOT OTHERWISE SHOWN ON DRAWINGS.
5. ALL DISTURBANCE AREA NOT RECEIVING PAVEMENT OR GRADED WITHIN 60 DAYS OF COMPLETION SHALL BE STEEPER THAN 3:1. SHALL BE RESTORED WITH EROSION CONTROL MEASURES. EROSION CONTROL MEASURES TO BE SPECIFIED AND PER DETAIL 3125-152, SHEET ESC-201.
6. CONTOURS DISPLAYED AND LABELED EVERY 5 FT.
7. TRENCH EASE PIPES HAVE 8" RIT OF COVER. NO GROUND DISTURBANCE OR TREE DISTURBANCE FROM PIPES.

GENERAL SHEET NOTES

1. REFER TO EROSION AND SEDIMENT CONTROLS NOTES, SHEET ESC-004.
2. PROTECT ALL EXISTING STRUCTURES AND TREES NOT SHOWN FOR DEMOLITION.
3. REMOVE AND REPLACE ROADWAY PAVEMENT WITHIN LIMITS OF DISTURBANCE TO MATCH EXISTING LINE AND GRADE.
4. CONTRACTOR TO REGRADE DISTURBANCE AREA TO EXISTING GRADE, WHERE NOT OTHERWISE SHOWN ON DRAWINGS.
5. ALL DISTURBANCE AREA NOT RECEIVING PAVEMENT OR GRADED WITHIN 60 DAYS OF COMPLETION SHALL BE STEEPER THAN 3:1. SHALL BE RESTORED WITH EROSION CONTROL MEASURES. EROSION CONTROL MEASURES TO BE SPECIFIED AND PER DETAIL 3125-152, SHEET ESC-201.
6. CONTOURS DISPLAYED AND LABELED EVERY 5 FT.
7. TRENCH EASE PIPES HAVE 8" RIT OF COVER. NO GROUND DISTURBANCE OR TREE DISTURBANCE FROM PIPES.

1. REFER TO GROUNDWATER AND SEGMENT CONTROLS NOTES, SHEET ESC-004.
2. PROTECT ALL EXISTING STRUCTURES AND TREES NOT SHOWN FOR REMOVAL.
3. REMOVE AND REPLACE ROADWAY PAVEMENT WITHIN LIMITS OF DISTURBANCE TO MATCH EXISTING LINE AND GRADE.
4. CONTRACTOR TO RE-GRADE DISTURBANCE AREA TO MATCH EXISTING GRADE, WHERE NOT OTHERWISE SHOWN ON DRAWINGS.
5. ALL DISTURBANCE AREA NOT RECEIVING SHIELD OR GRAVEL, UNLESS OTHERWISE SHOWN, SHALL BE RESTORED TO EXISTING GRADE AND SLOPE. WHERE STEEPER THAN 3:1, SHALL BE RESTORED WITH GRASS SEEDING AND PERMANENT EROSION CONTROL. SEE SPECIFICATIONS AND PER DETAIL 3125-162, SHEET ESC-201.
6. CONTOURS DISPLAYED AND LABELED EVERY 5 FT.
7. TWO INCHES DIAMETER, 8' APART OR CLOSER, NO GROUND DISTURBANCE FOR TREE DISTURBANCE FROM PIPES.



KEYPLAN

[illegible]