NOTICE OF NSA
OPPORTUNITY TO COMMENT

Multnomah County

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

Application for Parcel Determination

CASE FILE:	T2-2026-0048	**APPLICANT**:	Jason Anchidin Anchidin Home Design
LOCATION:	1940 NE Seidl Rd, Troutdale	**Property ID #** R322402	
	Map, Tax lot: 1N4E30D -00800	**Alt. Acct. #** R944300300	
BASE ZONE:	Gorge General Agriculture (GGA-40) and Gorge Special Agriculture (GSA-40)		
OVERLAYS:	Geologic Hazards (GH)		

- **Why are you receiving this notice?**
  - State Law requires that the County provide notice of certain land use applications to neighbors within a specific distance of the subject property.

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

- **The purpose of a Parcel Determination is to confirm:**
  - That the subject property was established in compliance with the zoning and land division laws at the time it was created.

  NOTE: If a property is not a **Parcel Determination**, the County cannot approve building permits, zoning reviews, etc. until such time as the zoning or land division problem with the property is corrected.

- **A Parcel Determination DOES NOT:**
  - Authorize any development on the subject property.
  - Change the zoning for the property or allow different uses.

- **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, November 30, 2026**. Comments regarding Cultural Resources will be accepted until **4:00 pm on Wednesday, December 9, 2026**.

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

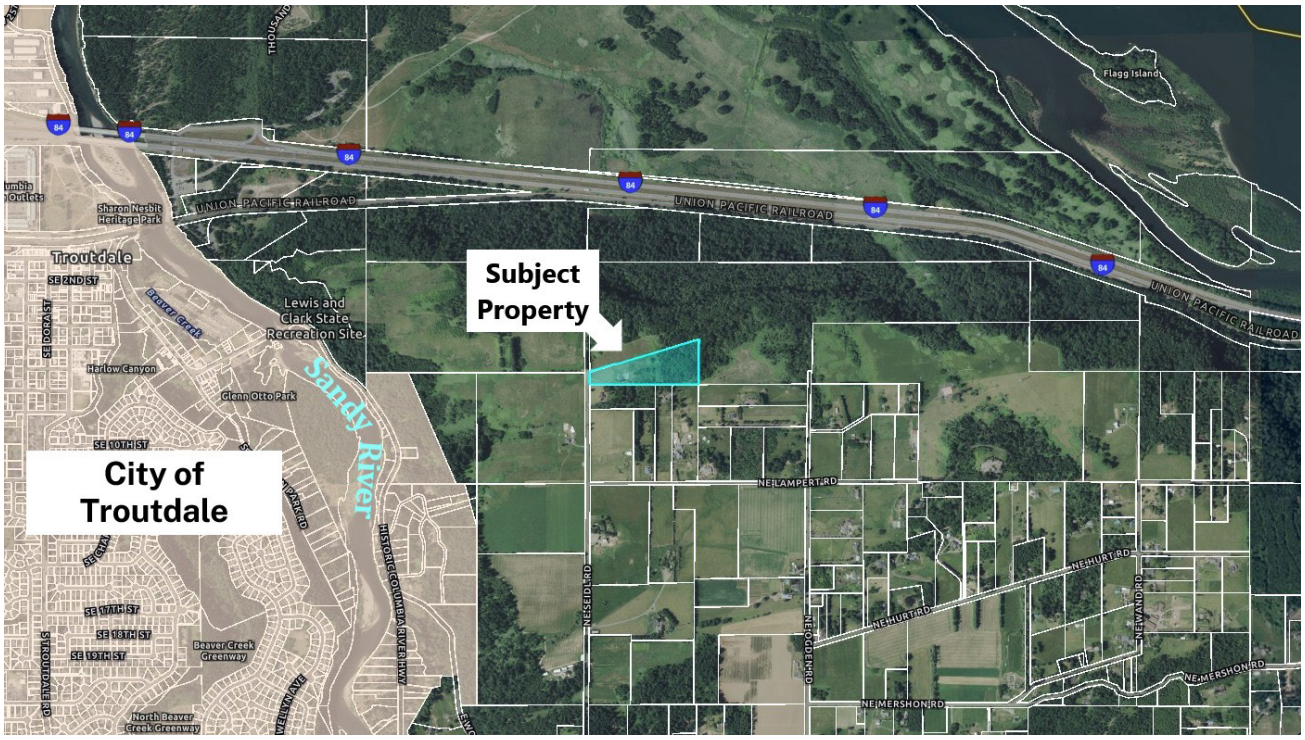
  Further information regarding this application is available by contacting LUP-comments@multco.us. Paper copies of these materials may be purchased for $0.73/per page.

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

General Provisions: MCC 38.0560 Code Compliance and Applications, MCC 38.0015 Definitions - Parcel

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 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, 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.

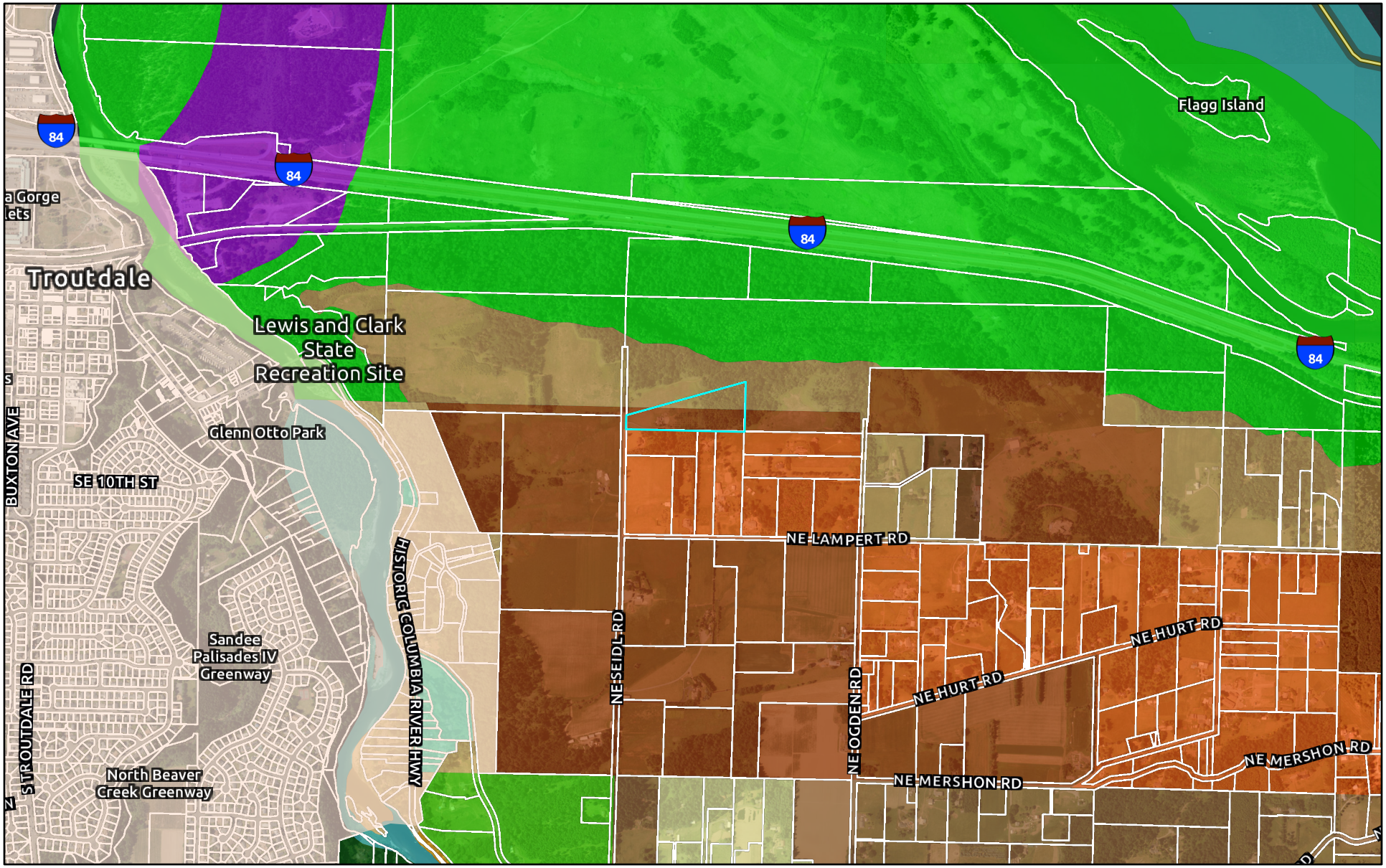
❖ **IMPORTANT NOTE**: Failure to raise an issue before the close of the public record in sufficient detail to afford the County and all parties an opportunity to respond may preclude appeal on that issue to the Columbia River Gorge Commission.

❖ **ENCLOSURES**:

Zoning Map

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.

Zoning Map showing the subject property and the surrounding area.



11/3/2026, 3:30:31 PM

City Boundaries
- Troutdale
- Taxlots

Rural Zoning - Multnomah County
- CFU

- CFU4
- EFU
- MUA20

Col. River. Gorge Natl. Scenic Area Zoning
- GGA20
- GGA40
- GGC
- GGO
- GGR10
- GGR2
- GGR5
- GSA40
- GSO
- GSPR

1:18,056

0 0.15 0.3 0.6 mi

0 0.25 0.5 1 km

Sources: Esri, TomTom, Garmin, FAO, NOAA, USGS, © OpenStreetMap contributors, and the GIS User Community