



Notice of Administrative Review

Denali MLP 13-01 Denali Minor Land Partition

Public Notice is hereby given that the City of Sherwood Planning Director's decision in MLP 13-01 Denali Partition shall be made after consideration of public comments, but without a public hearing. The decision will be made no earlier than **September 12, 2013** to allow adequate time for the submittal of public comments.

Proposal: The applicant proposes a three-lot partition in the very low-density (VLDR) zone for single-family residential use on a 3.7 acre vacant site. The site is located in southeast Sherwood, off SW Murdock Road. The applicant proposes the three parcels to be 40,046, 41,736 and 48,488 square feet in size. The standard minimum lot size is 40,000 square feet in the VLDR zone.

Case File No. MLP 13-01

Tax Map/Lot: 2S133CB01000

Applicant: Emerio Design
6107 SW Murray Suite # 147
Beaverton, OR 97008
Contact: Kirsten Van Loo
503-956-4180

General Location: Off of SW Murdock Road, north of Sherwood View Estates and south of SW Ironwood in SE Sherwood

Staff Contact: Michelle Miller, AICP Senior Planner, 503-625-4242 millerm@sherwoodoregon.gov

Find out about the project:

In most case, the application materials are available on the web site at www.sherwoodoregon.gov. Application materials are available for review at the city offices or can be copied for a reasonable cost at City Hall, 22560 SW Pine Street. If you have any questions, please call Michelle Miller 503-625-4242.

Address the applicable code criteria: SZDC: § 16.12.010 (Very Low Density Residential), § 16.72 (Procedures for Processing Development Permits), §16.58 (Clear Vision), 16.94 (Off-Street Parking), 16.96 (On-Site Circulation), Division VI - 16.104-16.118 (Public Infrastructure), § 16.122 Partitions, § 16.128 Land Division Design Standards, §16.142 Parks, Trees and Open Space

Anyone may testify in writing by September 12, 2013 by 5:00 pm. Written statements may be submitted to the Planning Department, City Hall 22560 SW Pine Street, Sherwood OR 97140. Public testimony should be limited to the applicable code criteria or other applicable City or State land use standards. Only those persons who submit written comments may appeal the decision. Failure to raise an issue accompanied by statements or evidence sufficient to afford the decision-maker and the parties an opportunity to respond to the issue will preclude appeal on said issue to the Appeal Authority or State Land Use Board of Appeals. (LUBA).

Notice to mortgagee, lien holder, vendor or seller: The City of Sherwood requests that you promptly forward this notice to the purchaser if this notice is received.

