



C & L Properties LLC

9279 SW 75th
Portland, OR 97223

Quality Custom Homes
CCB #146067

Phone: (503) 245-4944
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July 10, 2013

NOTICE OF NEIGHBORHOOD MEETING

A Neighborhood Meeting will be held on Monday, July 22, 2013 at 16045 SW 2nd Street, Sherwood OR to inform the community about our proposed partition and new home construction on this property. Interested community members are encouraged to attend. You may contact us at 503-245-4944 for more information. The meeting will be from 7:00pm to approximately 8:30.

PROJECT PROPOSAL: C & L Properties LLC and Burness Landscaping Inc. propose to partition 2 lots for construction of 2 townhomes and 1 single family home.



Affidavit of Mailing

DATE: 7/12/13

STATE OF OREGON)
)
Washington County)

I, LARRY WRIGHT, representative for the 16045 S.W. 2nd ST. SUGARWOOD OR. proposed development project do hereby certify that the attached notice to adjacent property owners and recognized neighborhood organizations that are within 1,000 feet of the subject project, was placed in a U.S. Postal receptacle on 7/12/13.

Larry Wright
Representatives Name:
Name of the Organization:
C&L PROPERTIES LLC
9279 S.W. 75th AVE
PORT. OR. 97223
CCB #146067

NEIGHBORHOOD MEETING SIGN IN SHEET

Proposed Project: Partition

Proposed Project Location: 16045 SW 2nd St

Project Contact: Larry Wright

Meeting Location: 16045 SW 2nd St

Meeting Date: 7-22-13

Name	Address	E-Mail	Please identify yourself (check all that apply)			
			Resident	Property owner	Business owner	Other
Darcy Vandenhoeck	16114 SW 2nd St, Sunwood	vhocks@aol.com	<input checked="" type="checkbox"/>			
Charles Aurbach	16057 SW 2nd St. ←					
DANE EMERSON	21854 SW 106th Ave, Tualatin, OR	503-625-2246		<input checked="" type="checkbox"/>		

MEETING NOTES SUMMARY
JULY 22, 2013
MEETING LOCATION: 16045 SW 2ND ST SHERWOOD OR

A City required Neighborhood Meeting took place at 7:00pm. Present were members of C&L Properties LLC (Larry & Candy Wright) and Tom Burness (Burness Landscaping Inc.). Both are the applicant and potential purchaser of the property. Candy Wright is also a real estate broker licensed in Oregon.

First to arrive was Darcy V who asked about the design and type of construction planned for the lot. She expressed concern for the additional traffic and additional parking on the street. At the time there were several vehicles parked at the curb on our side of the street. She was concerned it would get worse. Concern was expressed over Andy's auto repair business and the number of cars that sit for long periods of time.

She also had a concern with townhomes and the trend by local jurisdictions to cram in people...would prefer regular type homes; however, she specifically said that townhomes would be better than commercial. Wants to preserve the old town feel, and townhomes, if a good design, would fit in. She did not like the Tudor design of the townhomes or the central Oregon look of the home on the other lot.....said it doesn't fit in and the design of the condos and building down the street were "not well received." She asked that we give the exteriors more of an old town look to fit in.

Second to arrive was Charles H the corner neighbor. He reviewed the plans and asked about fences and setbacks. He agreed that townhomes were better than commercial. He also expressed interest in a better design to fit in....not Tudor. He also is not happy with Andy's garage and said that it is time for him to go someplace else....too many old cars sitting in the lot and on the street...not a "menace" just not a very good neighbor. He again said that he hoped we can change the exterior design, and was okay with it all and happy that we would be fence between our project and his home.

We talked about the sidewalk location being so far from the curb and that wasted unkept space.

He agreed that the sidewalk maybe meandering closer to the street would be good , rather than the large boulevard of grass and people walking so close to the homes. We all talked about that for a bit and all agreed that the boulevard concept doesn't make much sense.

During the visit with the first two, Dave E sat down and we took a moment to explain everything him. He said he was just curious and doesn't live there...bought it for an investment. He agreed with the sidewalk discussion and Tudor design concern. Everyone chatted about the goodness of the neighborhood, how they want it to be and they again discussed Andy's place. They wished us luck and said they would be available for input if the City would consider the sidewalk issue.

All three left at the same time....8:10.

The meeting was adjourned at about 8:20