



Notice of Administrative Review

Brucker Park Street MLP 14-01

Minor Land Partition

Public Notice is hereby given that the **City of Sherwood** Planning Director's decision in MLP 14-01 Brucker Park Street Minor Land Partition shall be made after consideration of public comments, but without a public hearing. The decision will be made no earlier than **February 4, 2015** to allow adequate time for the submittal of public comments.

Proposal: The applicant proposes a two-lot partition on the .55-acre parcel in the Medium Density Residential Low zone on SW Park Street with lots sizes of 11,087 and 13,058 square feet. The lots will have access from SW Park Street. The applicant plans to retain the existing single-family detached home on one of the lots. The applicant proposes to construct street improvements including sidewalks and curb along the frontage.

Case File No: MLP 14-01

Tax Map/Lot: 2S132BC06000

Applicant/Owner: Ann and Brad Brucker
22545 SW Park Street
Sherwood OR 97140

General Location: On the west side of SW Park Street, near the intersection of SW Railroad and Park Street by Old Town

Staff Contact: Michelle Miller, AICP Senior Planner 503-625-4242, millerm@sherwoodoregon.gov
<http://www.sherwoodoregon.gov/planning/project/park-street-minor-land-partition>

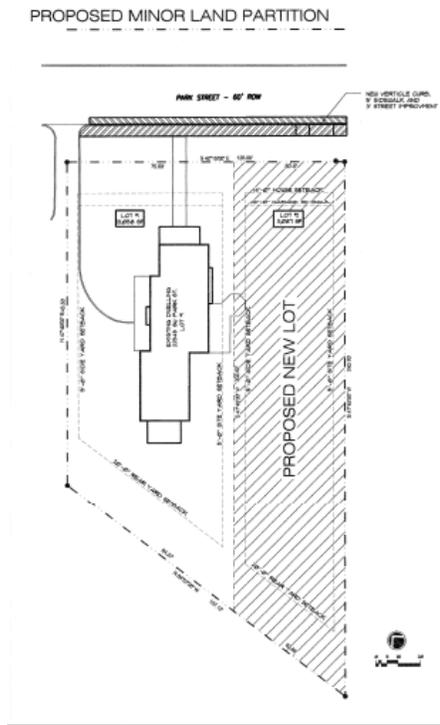
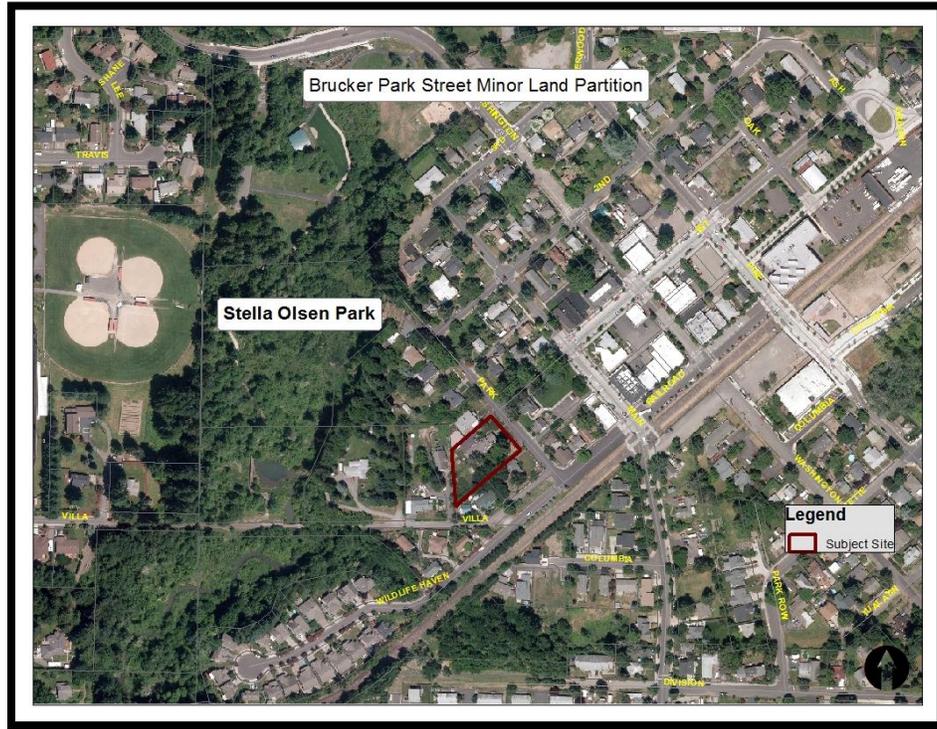
Application materials are also available for review at the city offices or copied for a reasonable cost at City Hall, 22560 SW Pine Street. If you have questions, please contact **Michelle Miller (503) 625-4242**.

The following chapters of the Sherwood Zoning and Community Development Code, and the corresponding approval criteria are applicable to this proposal: §16.12 (Residential Land Use); § 16.72(Procedures for Processing Development Permits),16.58 (Clear Vision); § 16.94 Off Street Parking, § 16.110 Sanitary Sewer, § 16.112 (Water), § 16.114 (Storm Water) § 16.116 (Fire Protection), § 16.118 (Public and Private Utilities);§ 16.122 (Partitions); § 16.128 (Land Division Design Standards); § 16.142 (Parks, Trees, and Open Space)

Provide your comments in writing by February 4, 2015 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.

Project Proposal Information



NOTE: For comments to be addressed in the staff report please, submit comments no later than February 4, 2015 to **Michelle Miller, Senior Planner**, Planning Department, Sherwood City Hall, 22560 SW Pine Street, Sherwood, OR 97140.