



Home of the Tualatin River National Wildlife Refuge

RECEIVED
OCT 26 2023

City of Sherwood
Planning Dept.

Case No. LU2023-017SP/CWP
Fee 14,760.26
Receipt # 145063
Date 10.26.23
TYPE IV

City of Sherwood

Application for Land Use Action

Type of Land Use Action Requested: (check all that apply)

- Annexation
- Plan Amendment (Proposed Zone _____)
- Planned Unit Development
- Site Plan (square footage of building and parking area)
- Variance (list standards to be varied in description)
- Conditional Use
- Partition (# of lots _____)
- Subdivision (# of lots _____)
- Other: _____

By submitting this form the Owner, or Owner's authorized agent/ representative, acknowledges and agrees that City of Sherwood employees, and appointed or elected City Officials, have authority to enter the project site at all reasonable times for the purpose of inspecting project site conditions and gathering information related specifically to the project site.

Note: See City of Sherwood current Fee Schedule, which includes the "Publication/Distribution of Notice" fee, at www.sherwoodoregon.gov. Click on Government/Finance/Fee Schedule.

Owner/Applicant Information:

Applicant: AHBL on behalf of Panattoni Development Phone: 253-383-2422
 Applicant Address: 2215 N. 30th St. Tacoma, WA 98409 Email: jbruce@ahbl.com
 Owner: Woodburn Industrial Capital Group LLC Phone: _____
 Owner Address: 395 Shenandoah Lane Woodburn, OR 97071 Email: _____
 Contact for Additional Information: bjorn@panattoni.com; bfodge@panattoni.com

Property Information:

Street Location: 13700 SW Tonquin Rd., Sherwood, OR 97140
 Tax Lot and Map No: 2S1330000400, 2S133BB00100
 Existing Structures/Use: site is vacant but has been graded
 Existing Plan/Zone Designation: Industrial Rural
 Size of Property(ies) 28.17 total

Proposed Action:

Purpose and Description of Proposed Action:

Site development for proposed commercial industrial warehouse including parking and associated utilities

Proposed Use: commercial industrial warehouse

Proposed No. of Phases (one year each): 1

LAND USE APPLICATION FORM

Authorizing Signatures:

I am the owner/authorized agent of the owner empowered to submit this application and affirm that the information submitted with this application is correct to the best of my knowledge.

I further acknowledge that I have read the applicable standards for review of the land use action I am requesting and understand that I must demonstrate to the City review authorities compliance with these standards prior to approval of my request.

Gethela Brulle
Applicant's Signature

10-19-23
Date

Jim Kern
Owner's Signature

10/19/23
Date

The following materials must be submitted with your application or it will not be accepted at the counter. Once taken at the counter, the City has up to 30 days to review the materials submitted to determine if we have everything we need to complete the review. Applicant can verify submittal includes specific materials necessary for the application per checklist.

- 3 Copies of Application Form*** completely filled out and signed by the property owner (or person with authority to make decisions on the property).
- Copy of Deed** to verify ownership, easements, etc.
- At least 3 folded** sets of plans*
- At least 3 copies** of narrative addressing application criteria*
- Fee** (along with calculations utilized to determine fee if applicable)
- Neighborhood Meeting Verification** including affidavit, sign-in sheet and meeting summary (required for Type III, IV and V projects)

* **Note** that the required numbers of copies identified on the checklist are required for completeness; however, upon initial submittal applicants are encouraged to submit only 3 copies for completeness review. Prior to completeness, the required number of copies identified on the checklist and one full electronic copy will be required to be submitted.