



## **NOTICE OF PUBLIC HEARING**

**LU 2025-008 SP  
SITE PLAN REVIEW  
GH McCULLOCH DEVELOPOMENT  
JANUARY 08, 2026 at 6:00PM**

**Public Notice** is hereby given that the City of Sherwood Hearings Officer will conduct a public hearing on **Thursday January 08, 2026, at 6:00 PM** on the proposal described below. Public testimony can be provided in writing prior to hearing or in person or by telephone during the live hearing. The hearing will be held at Sherwood City Hall (Community Room, 1<sup>st</sup> Floor), 22560 SW Pine St., Sherwood, OR and broadcast live on the City's YouTube channel at <https://www.youtube.com/user/CityofSherwood>

**Proposal:** A request for a Type III – Site Plan Review (SP) for the development of an approximately 15,000 square foot pre-engineered metal building, a fenced material handling yard that will have some distribution and receiving truck traffic. The building program includes approximately 3,000 square feet of office, 3,000 square feet of mezzanine storage, and the remainder of the building is programmed for industrial use.

The subject parcel is approximately 2.02 acres in size, zoned Light Industrial – LI, and located off of SW Orgon St at Washington County Assessors and Tax Lot Numbers: 2S129DC01600.

**Case File No.:** LU 2025-008 SP

**Tax Map/Lot:** 2S129DC01600

**Location:** Tax lot immediately east of 15101 SW Oregon St.

**Address:** There is no current address for the site. See **Tax Map/Lot:** 2S129DC01600.

**Applicant**

CIDA Inc  
Attn: Matthew Bridegroom  
15895 SW 72<sup>nd</sup> Ave, Suite 200  
Portland, OR 97224

**Owner**

Jim and Brooks Bayne  
19435 SW 129<sup>th</sup> Ave  
Tualatin, OR 97062

**Staff Contact:** Arthur Graves, City Planner [gravesa@sherwoodoregon.gov](mailto:gravesa@sherwoodoregon.gov) or 503.625.4288.

**Find out about the project on the City's website:**

<https://www.sherwoodoregon.gov/projects/gh-mcculloch-site-plan-review/>

Application materials are also available for review at the city offices or can be copied for a reasonable cost at City Hall, 22560 SW Pine Street. The City Planning Staff report on this matter

will be available for review at least seven (7) days in advance of the hearing. If you have any questions, please call Arthur Graves at 503.625.4288.

**The following chapters of the Sherwood Zoning and Community Development Code (SZCDC) are applicable to this proposal:** Chapter 16.70 – General Provisions; Chapter 16.72 – Procedures for Processing Development Permits; Chapter 16.31 – Industrial Land Use Districts; Chapter 16.82 – Conditional Uses; Chapter 16.94 – Off-Street Parking and Loading; Chapter 16.98 – On-Site Storage; Chapter 16.106 Transportation Facilities; Chapter 16.108 Improvement Plan Review; Chapter 16.110 Sanitary Sewers; Chapter 16.112 Water Supply; Chapter 16.114 Storm Water; Chapter 16.116 Fire Protection; Chapter 16.118 Public and Private Utilities; Chapter 16.144 – Noise; Chapter 16.146 – Vibrations; Chapter – 16.148 Air Quality; Chapter 16.150 – Odors; Chapter – 15.152 – Heat and Glare.

**How to Provide Testimony:** Public testimony may be provided in writing, in person, or by phone.

- **In Writing:** Provide testimony in writing, prior to the hearing, via email to [gravesa@sherwoodoregon.gov](mailto:gravesa@sherwoodoregon.gov) or regular mail to Planning Department, Sherwood City Hall, 22560 SW Pine St., Sherwood, OR 97140. Must be received at least 1 hour prior to the hearing.
- **In Person:** Provide testimony in-person during hearing at Sherwood City Hall (Community Room, 1<sup>st</sup> Floor), 22560 SW Pine St., Sherwood, OR 97140
- **By Telephone:** Provide testimony by telephone during the hearing via ZOOM. Contact Arthur Graves at least 24-hours in advance of the scheduled hearing to obtain ZOOM access instructions at [gravesa@sherwoodoregon.gov](mailto:gravesa@sherwoodoregon.gov) or 503.625.4288.

All testimony must clearly state that it is intended as testimony for a public hearing, the specific public hearing topic for which it is intended. Written testimony must be received at least 1 hour in advance of the scheduled meeting time.

Public testimony should be limited to the findings of fact in the Staff Report, the above criteria, or other City or State applicable land use standards. Only those persons who provide testimony 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.