

Engineering Land Use Application Comments



To: Hugo Agosto, Associate Planner
From: Craig Christensen, P.E., Engineering Department
Project: SW 3rd Street Landmark Alteration (LU 2025-019)
Date: February 6, 2026

Engineering staff has reviewed the information provided for the above cited project. Final construction plans will need to meet the standards established by the City of Sherwood Engineering Department and Public Works Department, Clean Water Services (CWS) and Tualatin Valley Fire & Rescue in addition to requirements established by other jurisdictional agencies providing land use comments. City of Sherwood Engineering Department comments are as follows:

Overview

The subject proposal consists of adding a dormer and porch cover to an existing home.

Transportation

Since the subject proposal consists of only roof modifications to an existing house, there will be no impacts to the transportation system.

No transportation conditions.

Storm Sewer

Since the subject proposal consists of only roof modifications to an existing house, it does not meet Clean Water Services' thresholds for requiring storm water runoff water quality treatment or hydro-modification.

No storm sewer conditions.

Sanitary Sewer

Since the subject proposal consists of only roof modifications to an existing house, there is no sanitary sewer work associated with this subject proposal.

No sanitary sewer conditions.

Water

Since the subject proposal consists of only roof modifications to an existing house, there is no water work associated with this subject proposal.

No water conditions.

Other Engineering Issues

No site grading work is proposed as part of the subject development, therefore no city grading and erosion control permit will be required.

There are existing overhead utilities along the subject property frontage of SW 3rd Street. Since the subject proposal is to make modifications to an existing house, no undergrounding of overhead utilities will be required.

The subject property is within the Old Town overlay district and therefore not required to have a PUE along the public street frontage.

Sherwood Broadband utilities exist along the subject property frontage of SW 3rd Street.

Since a building permit will be needed, any site excavation work requires that the developer obtain a Clean Water Services' service provider letter.

Condition: Prior to Issuance of Building Permits, the developer shall obtain a service provider letter from Clean Water Services.

END OF COMMENTS.