

APPENDIX A APPLICATION FORM





Home of the Tualatin River National Wildlife Refuge

Case No. _____
Fee _____
Receipt # _____
Date _____
TYPE _____

City of Sherwood Application for Land Use Action

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

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

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: TUAL bn LLC	Phone: 850-963-6011
Applicant Address: 515 Flagler Dr, Suite P200, West Palm Beach FL	Email: todd.ellwood@brightnightpower.com
Owner: Portland General Electric	Phone: _____
Owner Address: 121 SW Salmon St., Portland, OR 97204	Email: _____
Contact for Additional Information: Applicant - Todd Ellwood (BrightNight), Owner - Laura Bishop (PGE)	

Property Information:

Street Location: 20655 SW Langer Farms Pkwy
Tax Lot and Map No: Parcels 2s129A001650, 2S129B001800, 2S129A001651
Existing Structures/Use: Electrical utility facility infrastructure, infrastructure, including substation, poles, and lines
Existing Plan/Zone Designation: Light Industrial
Size of Property(ies) 9.47 acres, 12.62 acres, and 29.59 acres (of which ~8 acres are in City limits)

Proposed Action:

Purpose and Description of Proposed Action:

The proposed work involves replacing existing PGE utility infrastructure, adding new electrical infrastructure to interconnect a new renewable energy integration resource to PGE's Sherwood Substation and PGE's regional grid, and consolidating the existing 115kV transmission segment into a single shared structure economizing the space required to accommodate both utility infrastructure segments.

Proposed Use: Gen-tie Transmission Line

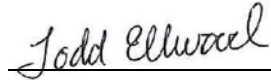
Proposed No. of Phases (one year each): One

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.



Applicant's Signature

08/31/2026

Date



Laura Bishop (Aug 28, 2026 08:44:32 PDT)

08/28/2026

Date

Owner's Signature

KMI
KMI

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.