

**CITY OF WEST LINN
PLANNING COMMISSION MEETING
PUBLIC HEARING NOTICE
FILE NO. VAR-09-07**

The West Linn Planning Commission, at a regular meeting on **Wednesday May 20, 2009 starting at 7:00 p.m.** in the Council Chambers of City Hall (located at 22500 Salamo Road, West Linn, OR), will hold a public hearing at the request of Helen Pevzner at 4410 Grant Street for a Class II Variance to allow an eight foot sidestreet setback. The Community Development Code (CDC) requires a 15 foot sidestreet setback. A large Douglas fir tree fell on their house and they are trying to rebuild it with some functional living space. The "sidestreet" is the undeveloped Leonard Street right of way (ROW) that will never be developed as a public street. CDC Chapter 75 (Variance) applies. Approval or disapproval of the request by the Planning Commission will be based upon Chapter 75 criteria only. At the hearing, it is important that comments relate specifically to the applicable criteria (available for viewing at City Hall or on our website).

All documents and applicable criteria in the above-noted file are available for inspection at no cost, or copies can be obtained for a minimal charge per page. At least 10 days prior to the hearing, a copy of the staff report will be available for inspection. Information related to the application is also on the City's web site. For further information, please contact Peter Spir, Associate Planner, at City Hall, 22500 Salamo Road, #1000, West Linn, OR 97068 (for fastest response e-mail at pspir@westlinnoregon.gov ; alternately you may phone 503-723-2539).

The hearing will be conducted in accordance with the rules of Section 99.170 of the Community Development Code, adopted December 14, 1987, Ordinance 1129. Anyone wishing to present written testimony on this proposed action may do so in writing prior to, or at the public hearing. Oral testimony may be presented at the public hearing. At the public hearing, the Planning Commission will receive a staff report presentation from the City Planner; and invite both oral and written testimony. The Planning Commission may continue the public hearing to another meeting to obtain additional information, or close the public hearing and take action on the application. If a person submits evidence in support of the application, any party is entitled to request a continuance of the hearing. If there is no continuance granted at the hearing, any participant in the hearing may request that the record remain open for at least seven days after the hearing. Failure to raise an issue in person or by letter at some point prior to the close of the hearing, or failure to provide sufficient specificity to afford the decision maker an opportunity to respond to the issue, precludes an appeal to the Land Use Board of Appeals based on that issue.

TERESA ZAK
Planning Commission
Administrative Assistant