

**CITY OF WEST LINN  
PLANNING DIRECTOR DECISION  
FILE NO. MISC-12-16**

The West Linn Planning Director is considering a request for three minor additions, totaling 180 square feet, to a house at 5650 River Street. The house is in the 100 year floodplain. Consequently, a Flood Management Area permit is required for the expansion of, and modifications to, the building footprint.

The decision will be based on the approval criteria in Chapter 27 of the Community Development Code (CDC). The approval criteria from the CDC are available for review at City Hall, at the City Library, and at <http://www.westlinnoregon.gov/cdc>.

You have received this notice because County records indicate that you own property within 100 feet of this property (tax lots 1608 of Clackamas County Assessor's Map 2-2E-30AC) or as otherwise required by the CDC.

All relevant materials in the above noted file are available for inspection at no cost at City Hall, and on the city web site at <http://westlinnoregon.gov/planning/5650-river-street-additions-existing-residence-flood-management-area> or copies may be obtained for a minimal charge per page. Although there is no public hearing, your comments and ideas are invited and can definitely influence the final decision of the Planning Director. Planning staff looks forward to discussing the application with you. **The final decision is expected to be made on, and no earlier than, December 17, 2012**, so please contact us prior to that date. For further information, please contact Peter Spir, Associate Planner, City Hall, 22500 Salamo Rd., West Linn, OR 97068, (503) 723-2539, [pspir@westlinnoregon.gov](mailto:pspir@westlinnoregon.gov).

Any appeals to this decision must be filed within 14 days of the final decision date with the Planning Department. Failure to raise an issue in person or by letter, or failure to provide sufficient specificity to afford the decision-maker an opportunity to respond to the issue, precludes the raising of the issue at a subsequent time on appeal or before the Land Use Board of Appeals.

SHAUNA SHROYER  
Planning Administrative Assistant

