

**CITY OF WEST LINN
PLANNING COMMISSION
PUBLIC HEARING NOTICE
FILE NO. CUP-12-06/DR-12-20/VAR-12-08/LLA-12-04**

The West Linn Planning Commission is scheduled to hold a public hearing, on Wednesday February 20, 2013, **starting at 7:00 p.m.** in the Council Chambers of City Hall, 22500 Salamo Road, West Linn, to consider a request for a Conditional Use and Class II Design Review for a new City of West Linn police station at 1800-1950 8th Avenue and 1819-1849 13th Street (tax lots 1900, 2000, 2100, and 2200 of Clackamas County Assessor's Map 2-1E-35C). A Lot Line Adjustment is also requested to combine the four site lots into one, and a Class II Variance is requested to develop within part of the dripline-plus-10-foot area of the only significant tree on the site.

Conditional Use criteria are found in Chapter 60 of the Community Development Code (CDC). Criteria for Design Review are found in Chapter 55. Variance criteria are found in Chapter 75. Lot Line Adjustment criteria are found in Section 85.210 of Chapter 85. Approval or disapproval of the request by the Planning Commission will be based upon these criteria and these criteria only. At the hearing, it is important that comments relate specifically to the applicable criteria listed.

The complete application in the above noted file is available for inspection at no cost at City Hall or via the web site at <http://westlinnoregon.gov/planning/1800-8th-avenue-new-police-station-conditional-use-class-ii-design-review-lot-line-adjustme>, or copies can be obtained for a minimal charge per page. At least ten days prior to the hearing, a copy of the staff report will be available for inspection. For further information, please contact Tom Soppe, Associate Planner, at City Hall, 22500 Salamo Road, West Linn, OR 97068, tsoppe@westlinnoregon.gov, or 503-742-8660.

The hearing will be conducted in accordance with the rules of Section 99.170 of the CDC. 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 presentation, and invite both oral and written testimony. The Planning Commission may continue the public hearing to another meeting to obtain additional information, leave the record open for additional evidence, arguments, or testimony, or close the public hearing and take action on the application as provided by state law. 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 (LUBA) based on that issue.

SHAUNA SHROYER
Planning Administrative Assistant