



LAND USE PRE-APPLICATION CONFERENCE

Wednesday, March 15, 2017

City Hall
22500 Salamo Road

Willamette Conference Room

1:30 pm Proposed 5-lot subdivision

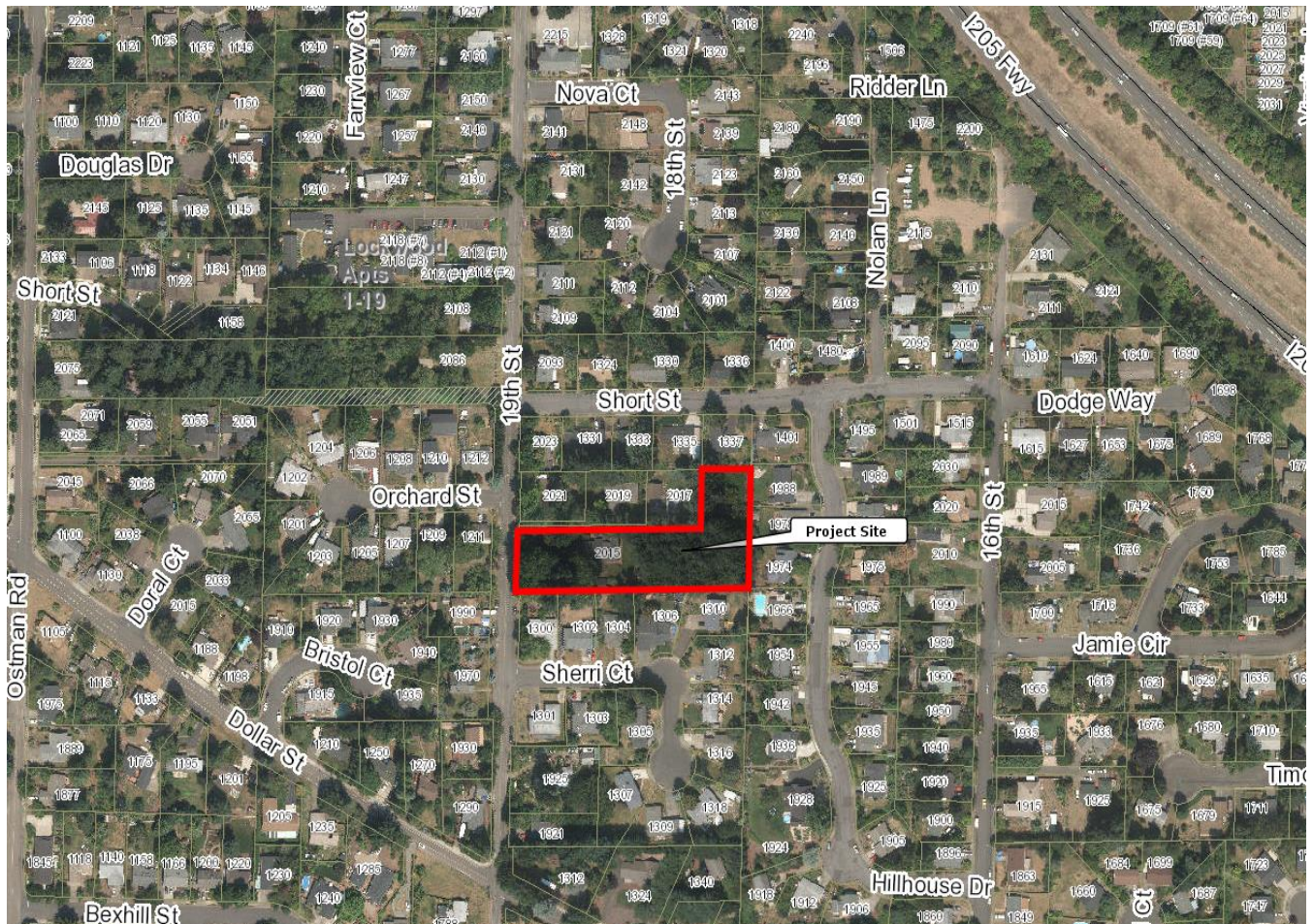
Applicant: Matt Edwards

Subject Property Address: 2015 19th Street

Neighborhood Assn: Willamette

Planner: Darren Wyss

Project #: PA-17-10





PRE-APPLICATION CONFERENCE

THIS SECTION FOR STAFF COMPLETION		
CONFERENCE DATE:	3-15-17	TIME: 1:30
PROJECT #:	PA-17-10	
STAFF CONTACT:	Darren Nyss	FEE: 1000-

Pre-application conferences occur on the first and third Thursdays of each month. In order to be scheduled for a conference, this form including property owner's signature, the pre-application fee, and accompanying materials must be submitted at least 14 days in advance of the conference date. Twenty-four hour notice is required to reschedule.

Address of Subject Property (or map/tax lot): 2015 19th st.

Brief Description of Proposal: New five lot subdivision

Applicant's Name: Matt Edwards

Mailing Address: 15695 S. Cans Rd., Oregon City, OR 97045

Phone No: (503) 701.0001 Email Address: edwardsm1113@gmail.com

Please attach additional materials relating to your proposal including a site plan on paper up to 11 x 17 inches in size depicting the following items:

- North arrow
- Scale
- Property dimensions
- Streets abutting the property
- Conceptual layout, design and/or building elevations
- Easements (access, utility, all others)
- Access to and from the site, if applicable
- Location of existing trees, highly recommend a tree survey
- Location of creeks and/or wetlands, highly recommend a wetland delineation
- Location of existing utilities (water, sewer, etc.)

Please list any questions or issues that you may have for city staff regarding your proposal:

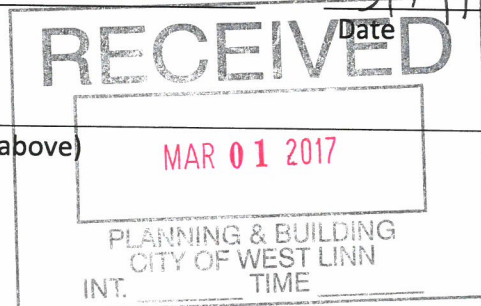
See attached -

By my signature below, I grant city staff right of entry onto the subject property in order to prepare for the pre-application conference.

Property owner's signature

Date

Property owner's mailing address (if different from above)



Questions for “Tyler’s Grove” Subdivision-

Will all five lots be able to take access from new private drive? If not will lot 1 be able to take access off 19th st?

Will any improvements to water or sewer be required in 19th st?

What will road improvement requirements be to 19th st?

What will the parking requirements be for the existing house? Required setbacks?

What are the specs for the newly created private drive? Storm water requirements?

If the houses utilize fire suppression, can a turnaround be eliminated?

Will this property be able to use the Expedited Land Division option?

What are the city’s requirements for tree preservation?

