



CITY OF  
**West  
Linn**

## LAND USE PRE-APPLICATION CONFERENCE

**Thursday, April 16, 2015**

**City Hall  
22500 Salamo Road**

**Willamette Conference Room**

**8:00 am**      **Proposed lot line adjustment and construction of a new home in a water resource area.**

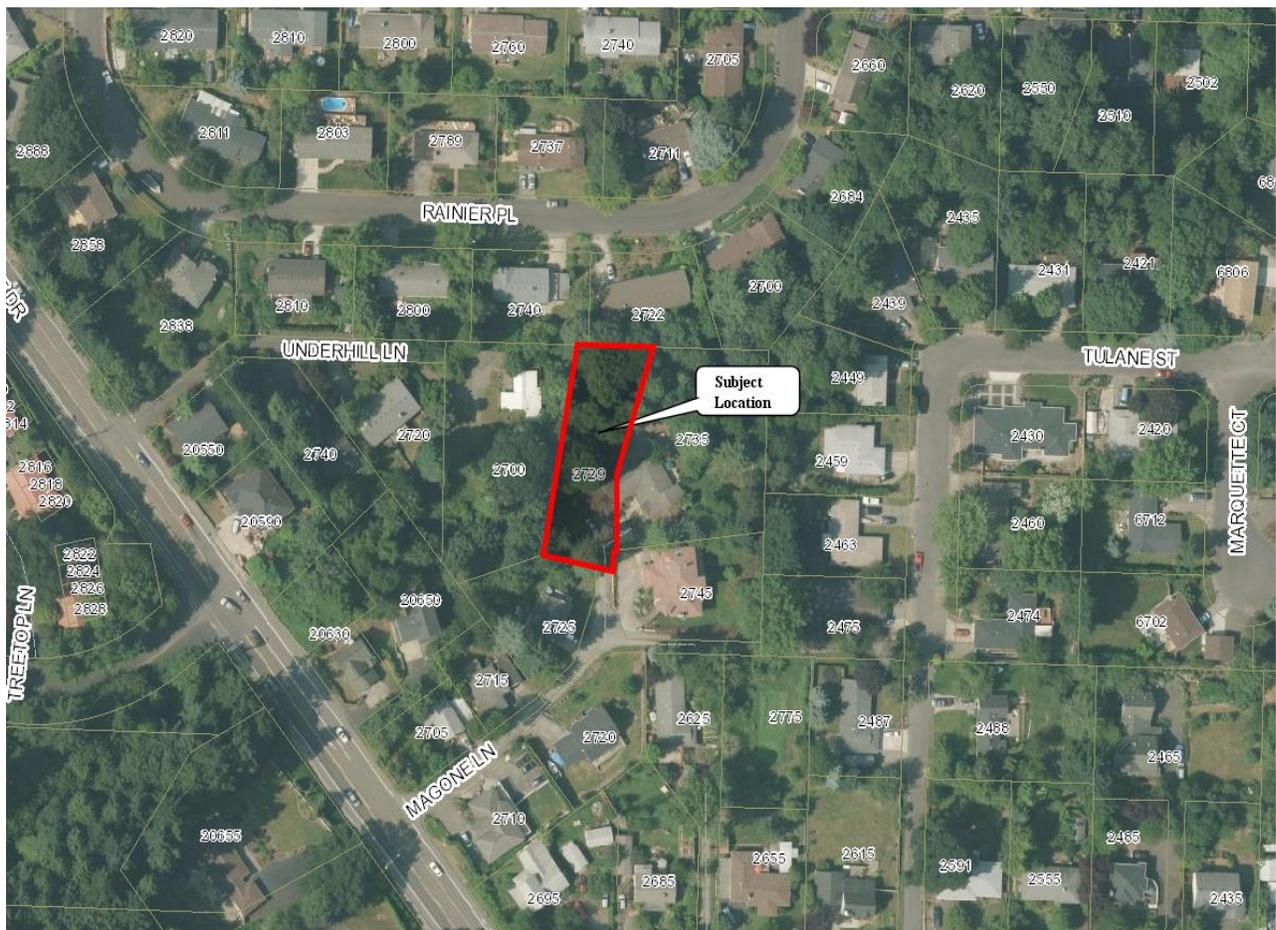
**Applicant:**    **John Flores**

**Subject Property Address:**    **2729 Magone Lane**

**Neighborhood Assn:**    **Bolton**

**Planner:**    **Peter Spir**

**Project #: PA-15-13**





Submitted by April 2nd

PRE-APPLICATION CONFERENCE

THIS SECTION FOR STAFF COMPLETION		
CONFERENCE DATE:	4.16.15	TIME: 8AM
STAFF CONTACT:	PETER SPIR	PROJECT #: PA-15-93
		FEE: 350 -

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): 2729 Maguire Ln. West Linn OR 97068

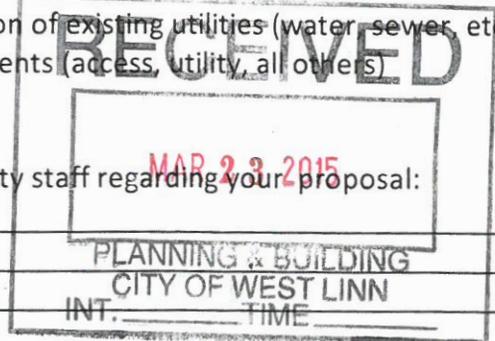
Brief Description of Proposal: w/ the permission of city hall I intend to build a house on the address of subject property listed above. I will need to adjust the lot line and complete the water resource permit in order to move forward with the building project.

Applicant's Name: John Flores  
Mailing Address: 5200 SE Jennings Ave #7 Milwaukie OR 97267  
Phone No: (503) 309.9240 Email Address: floresjoh@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
- Access to and from the site, if applicable
- General location of existing trees
- Location of creeks and/or wetlands
- Location of existing utilities (water sewer, etc.)
- Easements (access, utility, all others)

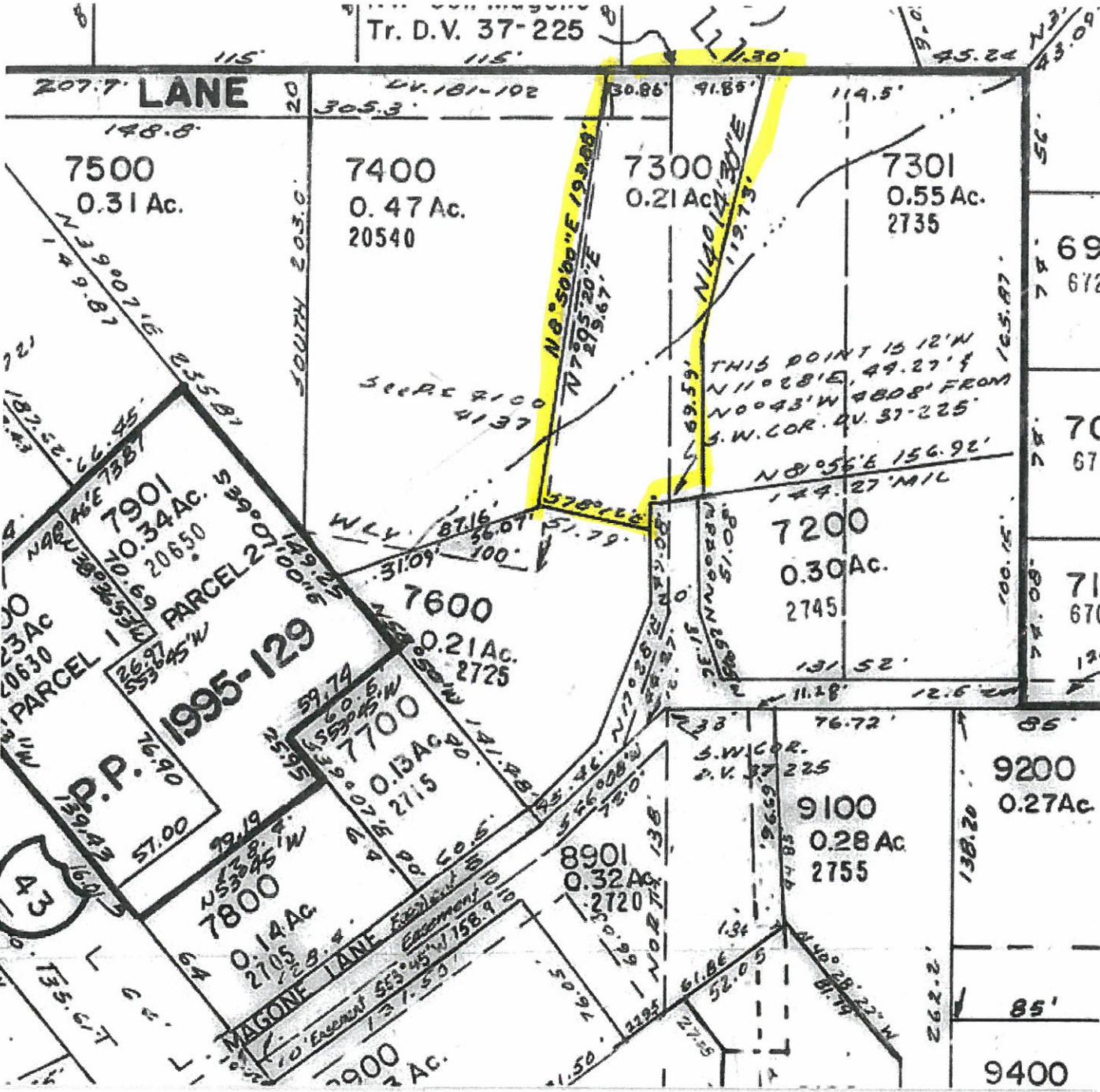
Please list any questions or issues that you may have for city staff regarding your proposal:



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: [Signature] Date: 3-23-15

Property owner's mailing address (if different from above): P.O. Box 525 WEST LINN OR 97068



Tr. D.V. 37-225

207.7 LANE

7500  
0.31 Ac.

7400  
0.47 Ac.  
20540

7300  
0.21 Ac.

7301  
0.55 Ac.  
2735

7901  
0.34 Ac.  
20650

7600  
0.21 Ac.  
2725

7200  
0.30 Ac.  
2745

7700  
0.13 Ac.  
2715

7800  
0.14 Ac.  
2705

8901  
0.32 Ac.  
2720

9100  
0.28 Ac.  
2755

9200  
0.27 Ac.

9400

P.P. 1995-129

MAGONE LANE

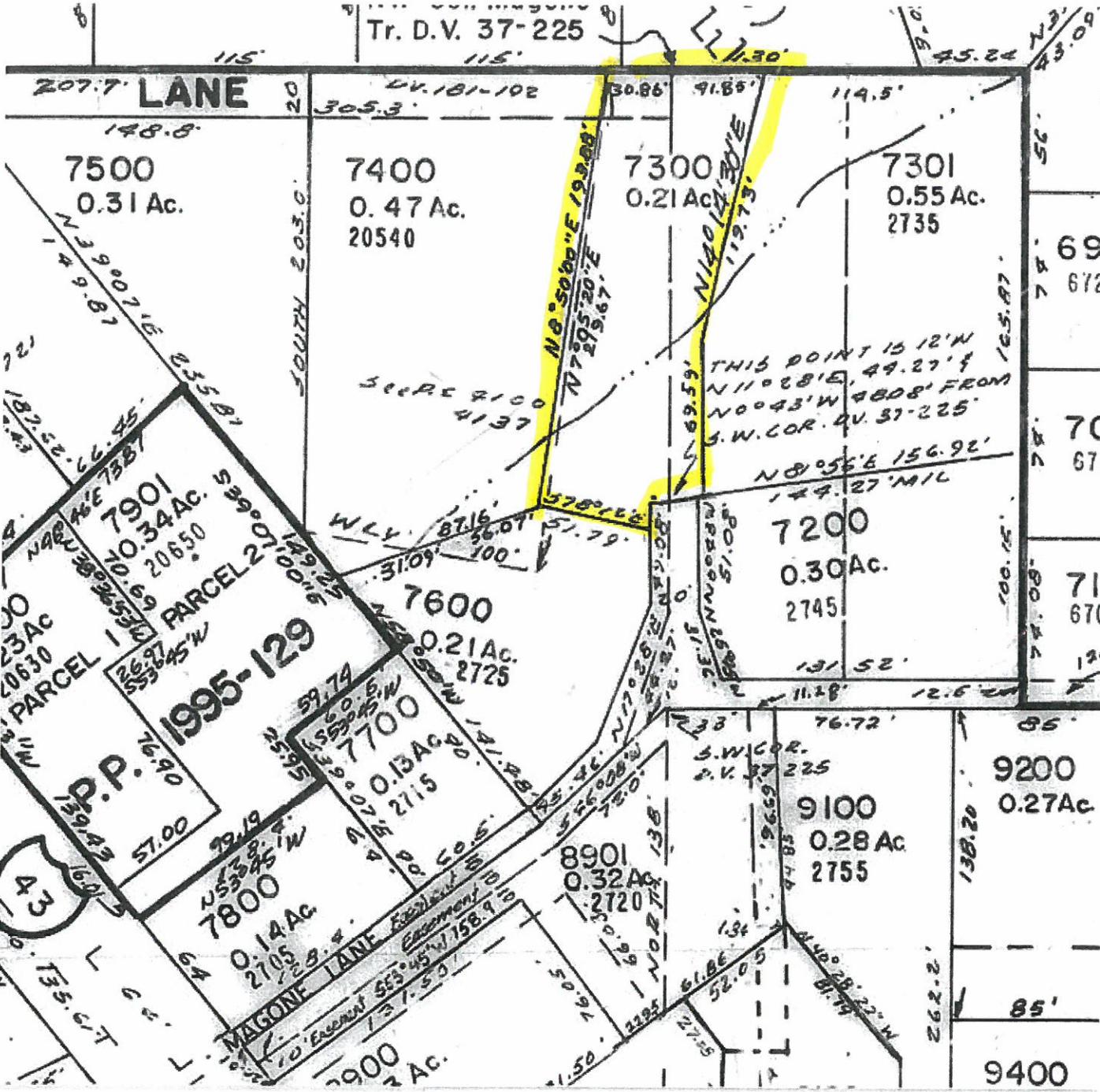
THIS POINT IS 12' N  
N 110° 28' E, 49.27' &  
N 0° 43' W 4808' FROM  
S.W. COR. D.V. 37-225

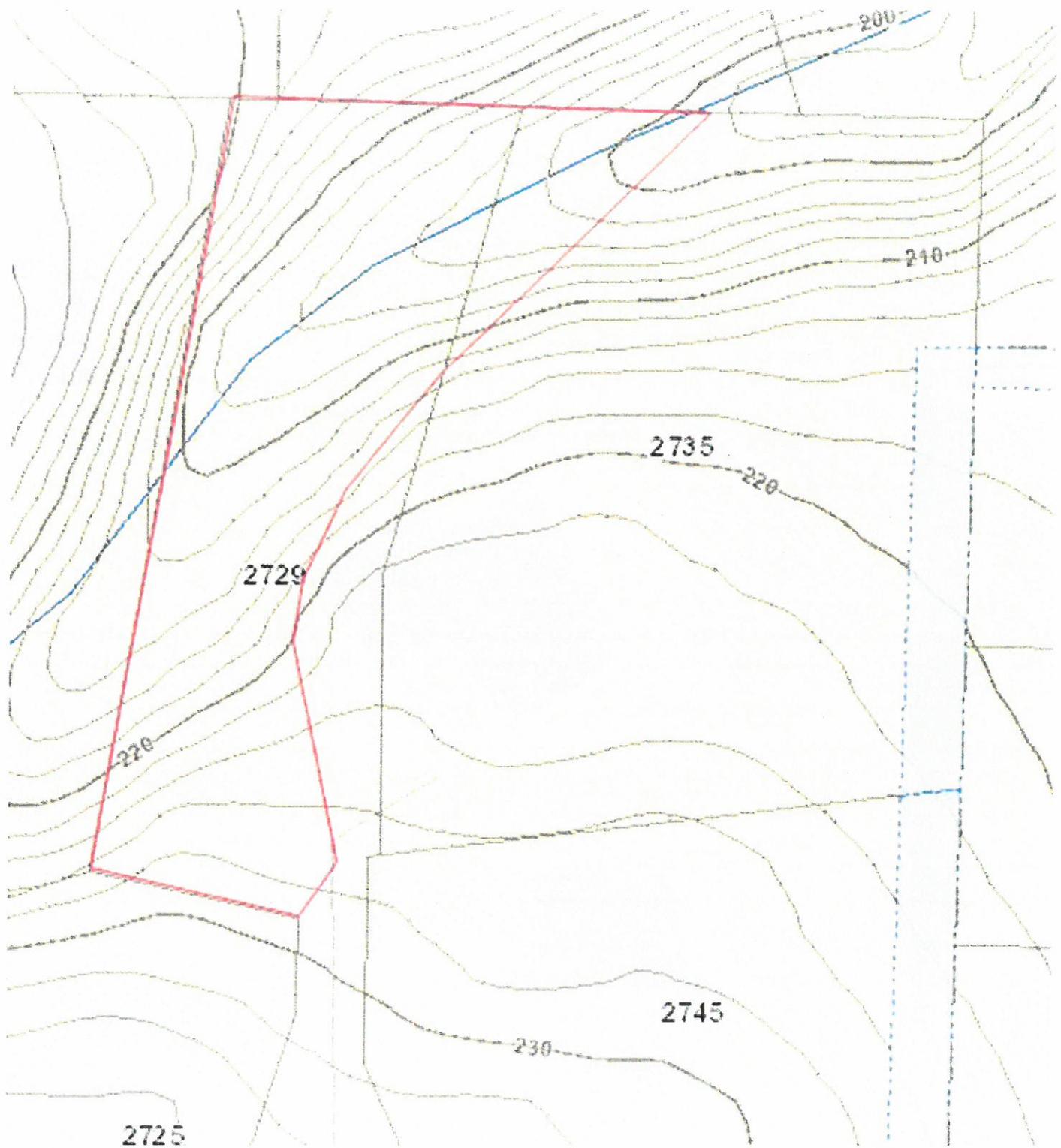
10' Easement

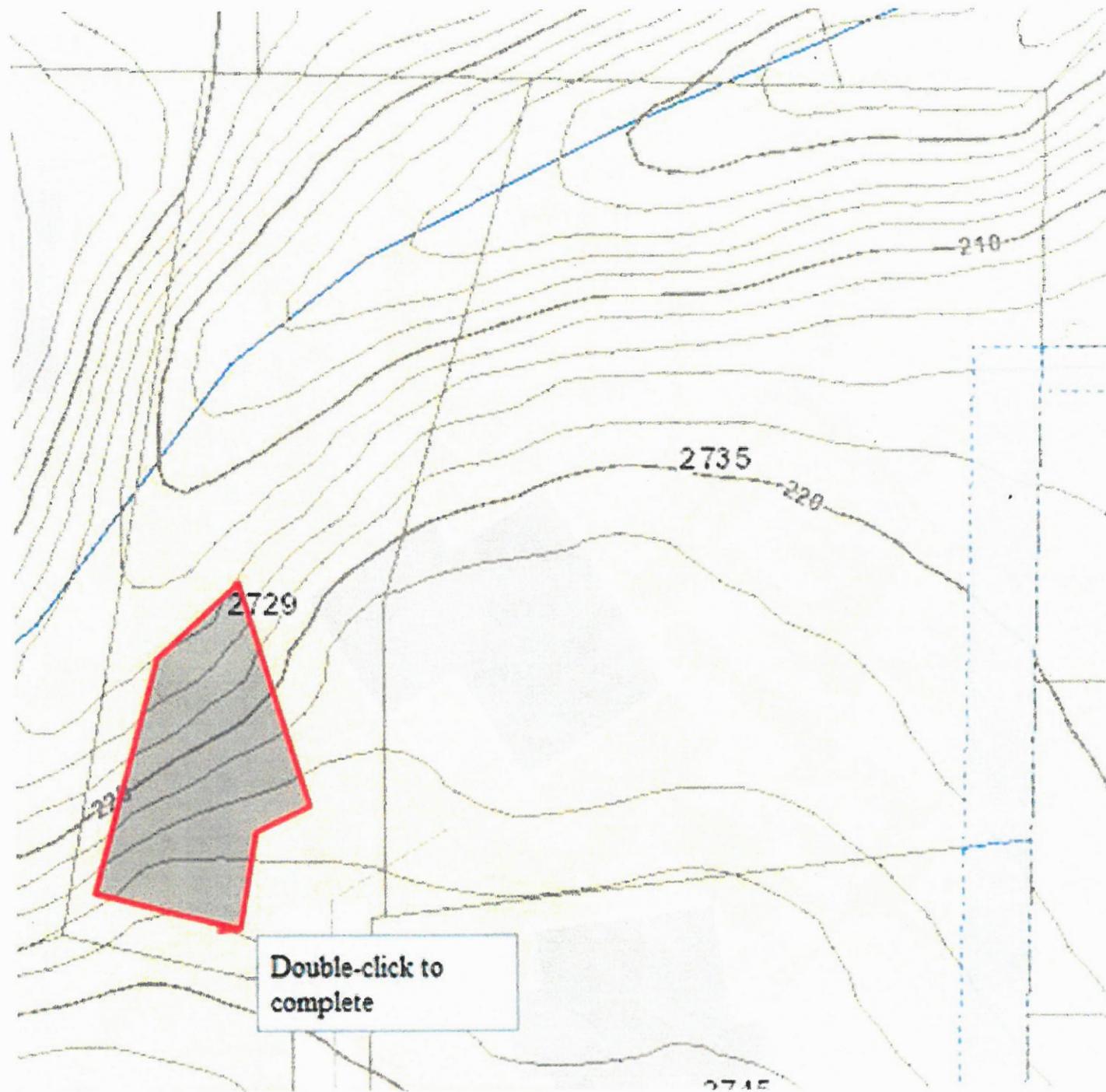
10' Easement

S.W. COR. D.V. 37-225

10' Easement







2729

210

2735

220

220

Double-click to  
complete

2745