

**CITY OF WEST LINN
NOTICE OF UPCOMING PLANNING MANAGER DECISION
FILE NO. MISC-22-13**

The West Linn Planning Manager is considering a Flood Management Area Permit for the Boiler Beach / Willamette River shoreline area on PGE's property located on unaddressed tax lots 22E3100700 and 22E3100702 within West Linn. The applicant is requesting approval for an environmental removal / cleanup action to be conducted pursuant to Oregon Department of Environmental Quality (DEQ) Removal Rule OAR 340-122-040 and under DEQ oversight (Environmental Cleanup Site Information ID 263).

The Planning Manager will decide the application based on criteria in Chapters 23, 27, and 99 of the Community Development Code (CDC). The CDC approval criteria are available for review on the City website <http://www.westlinnoregon.gov/cdc> or at City Hall and the City Library.

The application is posted on the City's website, <https://westlinnoregon.gov/planning/boiler-beach-removal-action-floodplain-development-approval>. The application, all documents or evidence relied upon by the applicant and applicable criteria are available for inspection at City Hall at no cost. Copies may be obtained at reasonable cost.

A public hearing will not be held for this decision. **Anyone wishing to submit comments for consideration must submit all material before 4:00 p.m. on Tuesday, December 27th, 2022 to bgardner@westlinnoregon.gov or mail them to City Hall. All comments must be received by the deadline.**

It is important to submit all testimony in response to this notice. All comments submitted for consideration of this appeal should relate specifically to the applicable criteria. Failure to raise an issue in a hearing, in person, or by letter, or failure to provide sufficient specificity to afford the decision-maker an opportunity to respond to the issue, precludes appeal to the Oregon Land Use Board of Appeals based on that issue (CDC Section 99.090).

The final decision will be posted on the website and available at City Hall. Persons with party status may appeal the decision by submitting an appeal application to the Planning Department within 14 days of mailing the notice of the final decision pursuant to CDC [99.240](#).

For additional information, please contact Ben Gardner, Assistant Planner, City Hall, 22500 Salamo Rd., West Linn, OR 97068, 503-6058 for additional information.