

WEST LINN PLANNING COMMISSION

FINAL DECISION AND ORDER

DR-15-03

IN THE MATTER OF THE RECONSTRUCTION OF THE CEDAROAK BOAT RAMP AT 4600 ELMRAN DRIVE AS A TYPE II DESIGN REVIEW

I. Overview

At their meeting of July 8, 2015, the West Linn Planning Commission (“Commission”) held a public hearing to consider the request by Parks and Recreation Department, City of West Linn, to approve the reconstruction of the Cedaroak Boat Ramp (“Ramp”) at 4600 Elmrans Drive, for a Type II Design Review for the reconstruction of the ramp. The approval criteria for a Type II Design Review Parks and Natural Area Design Review are found in Chapter 56 of the Community Development Code (CDC). The Design Review incorporated approval criteria for Chapter 27 Flood Management Area and Chapter 28 Willamette and Tualatin River Protection Area of the Community Development Code. The hearing was conducted pursuant to the provisions of CDC Chapter 99.

The hearing commenced with a staff report presented by John Boyd AICP, Planning Manager. Ken Worcester Parks and Recreation Director, presented for the applicant. Dale Fortuna provided public testimony in support of approval of the application. The hearing was closed and a motion was made by Commissioner Griffith and seconded by Commissioner Walvatne to approve the applications subject to the findings and conditions of approval contained in the staff report. The motion passed unanimously.

II. The Record

The record was finalized at the July 8, 2015, hearing. The record includes the entire file from DR 15-03, including submissions received at the July 8, 2015, hearing.

III. Findings of Fact

- 1) The Overview set forth above is true and correct.
- 2) The applicant is the Parks and Recreation Department for the City of West Linn.
- 3) The Commission finds that it has received all information necessary to make a decision based on the Staff Report and attached findings; public comment; and the evidence in the whole record, including any exhibits received at the hearing.

IV. Findings

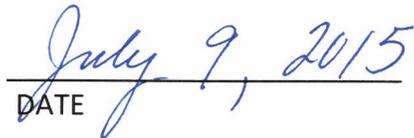
The Commission adopts the July 8, 2015, Staff Report for DR-15-03, with attachments, including specifically the Addendum dated July 8, 2015, and the Applicant's Submittal, including without limitation the narrative, as its findings, which are incorporated by this reference. The Commission concludes that there is substantial evidence in the record demonstrating that all of the required approval criteria are met.

V. Order

The Commission concludes that DR-15-03 is approved based on the Record, Findings of Fact and Findings above.



LORIE GRIFFITH, VICE CHAIR
WEST LINN PLANNING COMMISSION



DATE

This decision may be appealed to the City Council pursuant to the provisions of Chapter 99 of the Community Development Code and any other applicable rules and statutes. This decision will become effective 14 days from the date of mailing of this final decision as identified below. Those parties with standing (i.e., those individuals who submitted letters into the record, or provided oral or written testimony during the course of the hearing(s), or signed in on an attendance sheet or testimony form at a hearing(s), may appeal this decision to the West Linn City Council within 14 days of the mailing of this decision pursuant to the provisions of Chapter 99 of the Community Development Code. Such appeals would require a fee of \$400 and a completed appeal application form together with the specific grounds for appeal to the Planning Director prior to the appeal-filing deadline.

Mailed this 9th day of July, 2015.

Therefore, this decision becomes effective at 5 p.m., July 23rd, 2015.