

NOTICE OF NEW APPLICATION Simple Description

The City of Bend recently received an application for a Site Plan Review for a new industrial building in the IL Zone.

The purpose of this letter is to inform you that you or anyone else may give comments in writing to the city regarding this application. The last day to mail or email comments is November 2, 2023. Comments should be directed to the staff reviewer identified below and must include the project number.

PROJECT NUMBER: PLSPR20230501

APPLICANT: Brian Clements (Steele) on behalf of Holland Eight LLC

LOCATION: 62853 NE OXFORD CT. LOT 5, SOUTH BRINSON BUSINESS

PARK; TAX LOT 171221DD00106.

REQUEST: A Type II Site Plan Review for a 10,800-square-foot industrial

building, for warehouse and office, and associated site

improvements in the IL Zoning district.

STAFF REVIEWER: Joe Prutch, Assistant Planner

jprutch@bendoregon.gov, (541) 323-8518

Comments must be directed toward the criteria that apply to this request and must <u>reference the project number.</u> Failure to raise an issue with sufficient specificity to allow the decision maker to respond to the issue precludes an appeal based on that issue. Written comments may be emailed to the Staff Reviewer listed above or to the City of Bend Planning Division, 710 NW Wall St., Bend, Oregon 97703. Written comments must be received or postmarked by **November 2, 2023.**

The application, plans, documents, and other evidence submitted by or on behalf of the applicant can be viewed using the following link to access the project directly: https://cityview.ci.bend.or.us/Portal/Planning/Status?planningId=27717

Alternatively, the application can be accessed through the <u>Online Permit Center Portal</u> on the City of Bend website at <u>www.bendoregon.gov/permitcenter</u>. Open the Portal and select the *Application Search* link under the Planning & Historic header, then enter the project number in the search bar to find the project.

The applicable criteria are listed below and are available for review using the following link: https://bend.municipal.codes/BDC/4.2.500.

Copies of the application materials and applicable criteria can also be obtained by contacting the staff reviewer listed above or at a reasonable cost from the City of Bend Permit Center, City Hall, 710 NW Wall Street, Bend, Oregon.

MATERIALS IN ALTERNATE FORMAT REQUEST



Accommodation Information for People with Disabilities

To obtain this information in an alternate format such as Braille, large print, electronic formats, etc. please contact the Staff Reviewer listed above. Relay Users Dial 7-1-1.

If you have questions or need help to access the project in the Online Permit Center Portal, please contact the Staff Reviewer listed above or call (541) 388-5580 and choose Option 3 for the planner on duty.

APPLICABLE CRITERIA, STANDARDS, AND PROCEDURES:

Chapter 4.2, Minimum Development Standards Review, Site Plan Review and Design Review

APPLICABLE STANDARDS:

Chapter 2.4, Industrial Districts (IL)

Chapter 3.1, Lot, Parcel and Block Design, Access, and Circulation

Chapter 3.2, Landscaping, Street Trees, Fences and Walls

Chapter 3.3, Vehicle Parking, Loading and Bicycle Parking

Chapter 3.4, Public Improvement Standards

Chapter 3.5, Other Design Standards

APPLICABLE PROCEDURES:

Chapter 4.1, Development Review and Procedures



I, Cathleen Carr, certify that a copy of this notice was mailed to all property owners of record and the addresses based on the City's current addressing record for properties within 250 feet of the subject site, as well as the representative for the Boyd Acres and Orchard District Neighborhood Association. A copy of the mailing list is attached to this notice under Documents and Images for the project in the Online Permit Center Portal.

Cathleen Carr, Lead Planning Technician

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