



**Clackamas County Planning and Zoning Division
Department of Transportation and Development**

Development Services Building
150 Beaver Creek Road | Oregon City, OR 97045

503-742-4500 | zoninginfo@clackamas.us
www.clackamas.us/planning

NOTICE OF LAND USE APPLICATION IN YOUR AREA

Date: 11/18/2019
Permit Number: Z0483-19
Application: Nonconforming Use - Alteration/Verification
From: Clackamas County Planning and Zoning
Notice Mailed To: Property owners within 300 feet
Community Planning Organizations (CPO)
Interested Citizens and Agencies

Application Proposal:

An Alteration of a Nonconforming Use, a public school facility, to permit replacement of the existing New Urban High School structure (easternmost building) with a floor area of 49,350 s.f. with a new structure with a floor area of 39,691 s.f.. The current building houses 23 classrooms and the new structure will contain the same number of classrooms. Total enrollment is not expected to increase significantly once the new building is completed and occupied. The application also includes a proposed reconfiguration of the parking area and bus drop off to the east of the building to improve the efficiency and safety for vehicles, pedestrians and bicyclists through the campus.

Property Owner: NORTH CLACKAMAS SD #12
Applicant: STEWART, RON
Address: 14675 SE LEE AVE
MILWAUKIE, OR 97267
Location: 14675 SE Lee Ave., Milwaukie, OR (Oak Grove area)
Legal Description: 21E11AA00300 **Acres:**

Zone: MR1-MEDIUM HIGH DENSITY RESIDENTIAL, OSM-OPEN SPACE RESIDENTIAL

Staff: Rick McIntire 503-742-4516 **E-mail:** rickmci@co.clackamas.or.us

How to Comment on this Application:

1. To be sure your comments will be considered prior to the decision, we need to have them within 20 days of the date of this notice.

2. You may use the space provided below, mail a separate letter or e-mail the information. Please include the permit number, address the information to the staff member handling this matter, and focus your comments on the approval criteria for the application.

3. Return your mailed comments to: Clackamas County Planning and Zoning, 150 Beaver Creek Rd, Oregon City, OR 97045; FAX to (503) 742-4550.

Community Planning Organization: The following recognized Community Planning Organization (CPO) has been notified of this application. This organization may develop a recommendation on this application. You are welcome to contact this organization and attend their meeting. If this Community Planning Organization is currently inactive, and you are interested in becoming involved in Land Use Planning in your area, please contact the Citizen Involvement Office at (503) 655-8552.

OAK GROVE COM COUNCIL
JOSEPH EDGE (503) 974-6422
CONTACT@OAKGROVECPORG

Decision Process: In order to be approved, this proposal must meet the approval criteria in the Zoning and Development Ordinance, Section(s)

202, 315, 702, 1206 and 1307 of the ZDO.

The Ordinance criteria for evaluating this application can be obtained from this office or viewed at www.clackamas.us/planning/zdo.html. You may view the submitted application at the following link, <https://accela.clackamas.us/citizenaccess/> within five days of the date of this notice, or at our office during weekday lobby hours, 8:00 am to 4:00 pm, Monday through Thursday and 8:00 am to 3:00 pm Friday.

A decision on this proposal will be made and a copy will be mailed to you. If you disagree with the decision you may appeal to the Land Use Hearings Officer who will conduct a public hearing. There is a \$250 appeal fee.

Comments:

Your Name/Organization

Telephone Number

Clackamas County is committed to providing meaningful access and will make reasonable accommodations, modifications, or provide translation, interpretation or other services upon request. Please contact us at 503-742-4545 or email DRenhard@clackamas.us.

503-742-4696: ¿Traducción e interpretación? |Требуется ли вам устный или письменный перевод? | 翻译或口译 ? | Cán Biên dịch hoặc Phiên dịch? | 번역 또는 통역?