



Community Development Department
Current Planning Division
12725 SW Millikan Way /PO Box 4755
Beaverton, OR 97076
General Information: (503) 526-2222 V/TDD
www.BeavertonOregon.gov

TYPE 3 NOTICE OF DEVELOPMENT PROPOSAL

Hearing Date: **June 10, 2015** Time: **6:30 p.m.** Hearing Body: **Planning Commission**

Project Name: **Valley Catholic High School Science Building**

Case File No.: **CU2015-0004, DR2015-0030**

Summary of Application: The applicant seeks approval of a Major Modification of Conditional Use and Design Review Two application, to remove four existing portable classrooms and replace with a permanent two-story, 12,850 square foot science building that will be comprised of five classrooms, with no increase in projected student capacity. The project also includes new outdoor plazas, pedestrian connections, and a 160 square foot detached greenhouse, removal and replacement of seven trees and minor reconfiguration of the existing parking lot with no change in net available parking.

Project Location: The subject property is part of the Sisters of St. Mary of Oregon campus. The 35.91 acre site can also be identified as 4275 SW 148th Ave, tax lot 200 of Washington County Assessor's Map 1S1-1700.

Zoning & NAC: R2 Urban Medium Density Residential (2,000 square feet per dwelling unit)
West Beaverton Neighborhood Association Committee

Applicable Development Code Criteria Sections: 40.03 for Facilities Review,
40.15.15.2.C for Major Modification of a Conditional Use,
40.20.15.2.C for Design Review Two

Hearing Place: City Council Chambers, First Floor, Beaverton City Hall, 12725 SW Millikan Way

Staff Contact: Jason T, (503) 350-4038, jason@beavertonoregon.gov

A copy of the pre-application conference comments, all documents and evidence submitted by or on behalf of the applicant, and applicable criteria are available for review at the Planning Division, 4th Floor, the Beaverton Building, 12725 SW Millikan Way, between the hours of 7:30 a.m. and 4:00 p.m., Monday through Friday, except holidays.

Written comments on the proposal shall be submitted no later than 4:00 p.m. on Wednesday, May 20, 2015 in order for the comments to be addressed in the staff report. Mailed written comments shall be sent to the Current Planning Division, PO Box 4755, Beaverton, OR 97076. Written comments submitted in person shall be delivered to the Planning Division, 4th Floor, the Beaverton Building/City Hall, 12725 SW Millikan Way, between the hours of 7:30 a.m. and 4:00 p.m., Monday through Friday, except holidays.

Please reference the Case File Number and Project Name in your written comments.

Failure to raise an issue or failure to provide statements or evidence with sufficient specificity to afford the decision-making authority an opportunity to respond to such issue, may preclude appeal to the Land Use Board of Appeals on that issue.

The Facilities Review Committee will meet with the applicant on Wednesday May 20th, 2015 to discuss technical issues associated with the application. The Facilities Review Committee is not a decision-making body, but advises the Director and Planning Commission on a project's conformity to the technical criteria specified in Section 40.03 of the Development Code of the City of Beaverton. The Director will include the Committee's recommendation in the staff report to the decision-making authority. The Facilities Review Committee meeting is open to the public, but is not intended for public testimony.

Staff reports are published a minimum of seven (7) calendar days before the date of the initial public hearing. A copy of the staff report will be available for inspection at the Planning Counter at no cost at least seven (7) calendar days before the hearing, and may be purchased at the Planning Division Counter for a reasonable cost. Staff reports may also be viewed on-line at www.beavertonoregon.gov.

Pursuant to Section 50.58 of the Beaverton Development Code, written comments or exhibits submitted prior to the hearing to be submitted by staff at the hearing must be received by the Director no later than 4:30 p.m. on the day of the scheduled hearing. All submittals that are more than two (2) letter size pages must include no fewer than ten (10) complete copies of the materials being submitted.

The Planning Commission is the decision-making authority for the applications and shall conduct hearings in accordance with adopted rules of procedure and shall make a decision on the development applications after the hearing closes.

THIS INFORMATION IS AVAILABLE IN LARGE PRINT OR AUDIO TAPE UPON REQUEST. IN ADDITION, ASSISTED LISTENING DEVICES, SIGN LANGUAGE INTERPRETERS, OR QUALIFIED BILINGUAL INTERPRETERS WILL BE MADE AVAILABLE AT ANY PUBLIC MEETING OR PROGRAM WITH 72 HOURS ADVANCE NOTICE. TO REQUEST THESE SERVICES, PLEASE CALL 526-2222/VOICE/TDD.