

Planning Commission Agenda

City Council Chambers The Beaverton Building 12725 SW Millikan Way Beaverton, OR 97005

Wednesday March 19, 2025 06:30 p.m.

CALL TO ORDER

ROLL CALL

COMMISSION COMMUNICATION

STAFF COMMUNICATION

OLD BUSINESS

NEW BUSINESS

LU32025-00055 8150 SW BIRCHWOOD ANNEXATION (CPMA32025-00053 / ZMAX32025-00054) The City of Beaverton proposes to amend the City Comprehensive Plan Land Use Map and Zoning Map to apply city land use and zoning designations to a portion of the SW Birchwood Road right of way that abuts one parcel at 8150 SW Birchwood Road (Tax Lot 04100 on Washington County Tax Assessor's Map 1S112CC), as shown on the attached vicinity map. The right of way is not currently designated by Washington County. The proposed amendment to the Land Use Map (CPMA32025-00053) would apply the city's Lower Density Neighborhoods land use designation. The proposed amendment to the Zoning Map (ZMAX32023-00185) would apply the city's Residential Mixed C (RMC) zone. A list of uses that may be allowed in the RMC zone can be found in Section 20.05.20 of the Beaverton Development Code.

<u>LU32025-00055 8150 SW Birchwood Annexation PC Staff</u> Report ☐

LU32024-01074 MEADOWLARK PLACE (DDR32024-01070 / LLD12024-01071) The applicant, Community Partners for Affordable Housing (CPAH), requests approval of a Downtown Design Review Three application for a new mixed-use building located at the subject site. The ground floor will be occupied by a new child care facility and the upper floors will be occupied by 104 affordable multi-dwelling units for residents aged 55 and older. The development will also include a surface parking lot and associated landscaping. The applicant also requests a Legal Lot Determination to determine the legal status of the subject lot.

mille the legal status of the subject lot.
LU32024-01074 Meadowlark Place - Staff Report
Exhibit 2.1 St. Cecilia Church and School
Exhibit 2.2 Joseph Douglass
Exhibit 3.1 Application Forms
Exhibit 3.2 Narrative and Supplemental Memorandum
Exhibit 3.4 Service Provider Letters
Exhibit 3.3 Drawing Set
Exhibit 3.5 Pre-Application Conference Notes
Exhibit 3.6 Neighborhood Meeting Materials
Exhibit 3.7 Arborist Report
Exhibit 3.8 Traffic Impact Analysis
Exhibit 3.9 Stormwater Management Report
Exhibit 3.10 Preliminary Title Report
Exhibit 3.11 Topographic Survey
Exhibit 3 12 Property Deed History

Information regarding the above agenda items, including staff reports, are available on the City Web site at https://apps3.beavertonoregon.gov/DevelopmentProjects/. Please note that information on long-range projects and city-wide proposals are listed at the bottom of the web page, or can be accessed using the link to "City-wide Projects."

Agenda items will not necessarily be heard in the order presented above.

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 WITHIN 72 HOURS ADVANCE NOTICE. TO REQUEST THESE SERVICES, PLEASE CALL 503-526-2420 OR 503-526-2222/VOICE/TDD.

As the Planning Commission is fully remote at this time, City of Beaverton strongly encourages submitting written public testimony to mailboxCDDplanning@beavertonoregon.gov. Public hearing testimony can also be given by phone during the live Planning Commission meeting by calling +1 669-254-52524.