



## NOTICE OF ADOPTION

On November 18, 2021 the City of Tualatin’s Planning Commission adopted a written order approving File No. VAR 21-0003 to grant a Variance request related to the maximum structure height standard in the High Density Residential (RH) zone and to the minimum parking requirements for multi-family dwellings in complexes with private internal driveways at 23500 & 23550 SW Boones Ferry Rd.

### Summary of proposal:

The Planning Commission has approved the Variance request for the future multi-family development with the following Conditions of Approval:

- VAR-1** Development of the proposed 116-unit multi-family project will require submittal and approval of an Architectural Review (Type III) application, in accordance with TDC 33.020(3)(d)(iii).
- VAR-2** Modification to this approval will require submittal and approval of a new Type III Variance application in accordance with TDC.
- VAR-3** Structure height for proposed 116-unit multi-family project shall not be more than 54 feet in as measured in TDC 31.060.
- VAR-4** A minimum of 170 vehicle parking spaces shall be provided for the proposed 116-unit multi-family project.

A copy of the written order and findings is available for review at the following location:

<https://www.tualatinoregon.gov/planning/var-21-0003-plambeck-gardens-variance-building-height-and-parking-standards>

The applicant or any person who submitted written comments or testified orally at the Tualatin Planning Commission hearing and who may be adversely affected by the Commission's decision may file a request for review of the final decision of the Variance request to the City Council.

The Tualatin Planning Commission’s decision will be final after 14 calendar days from the mailing of this order, unless a written appeal is received by the Community Development Department, Planning Division at: [planning@tualatin.gov](mailto:planning@tualatin.gov), before 5:00 p.m., December 6, 2021. The appeal must be submitted on the City appeal form with all the information requested provided thereon and signed by the appellant. The record and appeal forms are available at the Planning Division offices. The appeal forms must include reasons and the applicable appeal fee and meet the requirements of Section 32.310 of the Tualatin Development Code. The City Council will review and make a decision. The parties will be notified of the Council meeting date.

Date posted: November 22, 2021