

Land Use Application

Project Information		
Project Title: PGE IOC Accessory Building		
Brief Description: The proposal is to add an accessory storage building in the southwest corner of the PGE property at 12345 SW Blake Street. The new building is a prefabricated metal structure, 1,600 square feet in size, that will be used to store equipment. The site is currently occupied by PGE's Integrated Operations Center, a large office building and regional headquarters for operations. Existing development on the 36-acre site also includes a communications tower, helipad, parking, landscaping, and internal access roads. The proposed location for the storage building is in an area adjacent to the existing communications tower, accessible by an existing internal driveway.		
Property Information		
Address: 12345 SW Blake Street, Tualatin, OR 97062		
Assessor's Map Number and Tax Lot(s): 2S127C000550		
Applicant/Primary Contact		
Name: Ben Schonberger	Company Name: Winterbrook Planning	
Address: 610 SW Alder Street, Suite 810		
City: Portland	State: Oregon	ZIP: 97205
Phone: 503.827.4422 ext. 105	Email: ben@winterbrookplanning.com	
Property Owner		
Name: Portland General Electric Company		
Address: 121 SW Salmon St., 1WTC1302		
City: Portland	State: Oregon	ZIP: 97204
Phone: 503.464.7672	Email: tina.tippin@pgn.com	
Property Owner's Signature: <u>Meredith Armstrong</u> (Note: Letter of authorization is required if not signed by owner)		Date: Mar 31, 2023

AS THE PERSON RESPONSIBLE FOR THIS APPLICATION, I HEREBY ACKNOWLEDGE THAT I HAVE READ THIS APPLICATION AND STATE THAT THE INFORMATION IN AND INCLUDED WITH THIS APPLICATION IN ITS ENTIRETY IS CORRECT. I AGREE TO COMPLY WITH ALL APPLICABLE CITY AND COUNTY ORDINANCES AND STATE LAWS REGARDING BUILDING CONSTRUCTION AND LAND USE.	
Applicant's Signature: <i>Ben Schonberger</i>	Date: April 4, 2023

Land Use Application Type:

- | | | |
|--|---|---|
| <input type="checkbox"/> Annexation (ANN) | <input type="checkbox"/> Historic Landmark (HIST) | <input type="checkbox"/> Minor Architectural Review (MAR) |
| <input checked="" type="checkbox"/> Architectural Review (AR) | <input type="checkbox"/> Industrial Master Plan (IMP) | <input type="checkbox"/> Minor Variance (MVAR) |
| <input type="checkbox"/> Architectural Review—Single Family (ARSF) | <input type="checkbox"/> Plan Map Amendment (PMA) | <input type="checkbox"/> Sign Variance (SVAR) |
| <input type="checkbox"/> Architectural Review—ADU (ARADU) | <input type="checkbox"/> Plan Text Amendment (PTA) | <input type="checkbox"/> Variance (VAR) |
| <input type="checkbox"/> Conditional Use (CUP) | <input type="checkbox"/> Tree Removal/Review (TCP) | <input type="checkbox"/> Other _____ |

Office Use		
Case No:	Date Received:	Received by:
Fee:	Receipt No:	



1433 SW 6th Avenue
(503)646-4444

OWNERSHIP AND ENCUMBRANCES REPORT WITH GENERAL INDEX LIENS
Informational Report of Ownership and Monetary and Non-Monetary Encumbrances

To ("Customer"): Portland General Electric Company
121 SW Salmon St.
Portland, OR 97204

Customer Ref.: _____
Order No.: 472523000114
Effective Date: January 10, 2023 at 08:00 AM
Charge: \$350.00

The information contained in this report is furnished by Chicago Title Company of Oregon (the "Company") as a real property information service based on the records and indices maintained by the Company for the county identified below. THIS IS NOT TITLE INSURANCE OR A PRELIMINARY TITLE REPORT FOR, OR COMMITMENT FOR, TITLE INSURANCE. No examination has been made of the title to the herein described property, other than as specifically set forth herein. Liability for any loss arising from errors and/or omissions is limited to the lesser of the charge or the actual loss, and the Company will have no greater liability by reason of this report. THIS REPORT IS SUBJECT TO THE LIMITATIONS OF LIABILITY STATED BELOW, WHICH LIMITATIONS OF LIABILITY ARE A PART OF THIS REPORT.

THIS REPORT INCLUDES MONETARY AND NON-MONETARY ENCUMBRANCES.

Part One - Ownership and Property Description

Owner. The apparent vested owner of property ("the Property") as of the Effective Date is:

Portland General Electric Company, an Oregon corporation

Premises. The Property is:

(a) Street Address:

12345 & 12150 SW Blake Street, Sherwood, OR 97140

(b) Legal Description:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Part Two - Encumbrances

Encumbrances. As of the Effective Date, the Property appears subject to the following monetary and non-monetary encumbrances of record, not necessarily listed in order of priority, including liens specific to the subject property and general index liens (liens that are not property specific but affect any real property of the named person in the same county):

EXCEPTIONS

1. Pursuant to ORS 308.505 through 308.665, the Oregon State Department of Revenue has assessed the subject property along with other real property in Washington County which is owned by Portland General Electric Company, and we are unable to segregate the amount of tax, if any. Due to the power and authority of the Department of Revenue to correct any assessment errors, this property may be subject to additional taxes following a transfer of title.

Levy Code: 088.15.

[Tax Account No.: R546822](#)

Map No.: 2S127C000550

[Tax Account No.: R2222682](#)

Map No.: 2S127C000551

2. City Liens, if any, in favor of the City of Tualatin.
3. Rights of the public to any portion of the Land lying within Streets, Roads and Highways.
4. A Mortgage to secure an indebtedness as shown below;

Dated: July 1, 1945

Mortgagor: Portland General Electric Company

Mortgagee: Wells Fargo Bank, National Association (as Successor Trustee to HSBC Bank USA, National Association and as Successor to the Marine Midland Trust Company of New York, as Trustee

As disclosed by Mortgage Notice;

Recording Date: February 11, 2019

[Recording No.: 2019-008401](#)

Said Mortgage being supplemented numerous times, the 79th and most recent being by instrument;

Recording Date: October 28, 2021

[Recording No.: 2021-113585](#)

5. Easement for the purposes shown below and rights incidental thereto as reserved in a document;

Reserved by: Adjoining property owner

Purpose: Maintain and service an 8 inch tile line for drainage

Recording Date: November 23, 1959

Recording No.: [Book 424, Page 648](#)

Affects: Northeasterly portion of the herein property now known as Tax Lot 551

6. Easement for the purpose shown below and rights incidental thereto, as granted in a document:

Granted to: Washington County

Purpose: Drainage

Recording Date: January 8, 1993

[Recording No.: 93-001500](#)

Affects: Northeasterly portion of the herein property now known as Tax Lot 550

7. Access Agreement, including the terms and provisions thereof;

Recording Date: January 8, 1993
[Recording No.: 93-001502](#)
Affects: Exact location not disclosed

8. Easement for the purposes shown below and rights incidental thereto, as granted in a document:

Granted to: Washington County
Purpose: Slopes and drainage
Recording Date: August 14, 2015
[Recording No.: 2015-069441](#)
Affects: Westerly portion of of the herein described property now known as Tax Lot 551

9. Measure 37 & 49 Waiver of Rights and Remedies, including the terms and provisions thereof;

Recording Date: December 19, 2018
[Recording No.: 2018-084997](#)

10. Private Stormwater Facilities Agreement, including the terms and provisions thereof;

Executed by: The City of Tualatin and Portland General Electric Company
Recording Date: December 23, 2019
[Recording No.: 2019-093239](#)

11. Easement for the purposes shown below and rights incidental thereto, as granted in a document:

Granted to: Clean Water Services
Purpose: Water Quality preservation and storm and surface water drainage
Recording Date: August 14, 2020
[Recording No.: 2020-076788](#)
Affects: Portions of the herein described property know known as Tax Lot 550

12. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: City of Tualatin
Purpose: Public Utility and Public Water
Recording Date: August 31, 2021
[Recording No.: 2021-094610](#)
Affects: Portion of the herein described property now known as Tax Lot 550

13. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: City of Tualatin
Purpose: Public Utility and Public Slope
Recording Date: August 31, 2021
[Recording No.: 2021-094613](#)
Affects: Portion of the herein described property now known as Tax Lots 551 & 550

14. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Washington County
Purpose: Public Slopes, Public Utility, and Public drainage
Recording Date: September 3, 2021
[Recording No: 2021-095702](#)
Affects: Portion of the herein described property now known as Tax Lot 550

15. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Washington County
Purpose: Public Slope and Utility
Recording Date: September 3, 2021
[Recording No: 2021-095703](#)
Affects: Portion of the herein described property now known as Tax Lots 551 and 550

16. Any claim based on the failure to comply with the provisions of Governmental Laws and Regulations regarding the division of land.

We find no recorded legal description for newly created Tax Parcel 2S127C000551 and 2S127C000550 as shown on the Washington County Tax Assessor's Maps. Contact Washington County Cartography at 503-846-8871 for more information.

17. Existing leases and tenancies, if any, and any interests that may appear upon examination of such leases.

End of Reported Information

There will be additional charges for additional information or copies. For questions or additional requests, contact:

Tony Schadle
5034694150
tony.schadle@titlegroup.fntg.com
Chicago Title Company of Oregon
1433 SW 6th Avenue
Portland, OR 97201

EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): R2222682 and R546822
For Tax Map ID(s): 2S127C000551 and 2S127C000550

A tract of land being located in the Northwest one-quarter and the Southwest one-quarter of Section 27, Township 2 South, Range 1 West, Willamette Meridian, City of Tualatin, Washington County, Oregon, being the consolidation of the following three properties, Parcels 1 and 2 of Document Number 2007-041668, Washington County Plat Records and Book 178, Page 225, Washington County Deed Records, being more particularly described as follows.

Commencing at a 1-1/2 inch iron pipe with a 2 inch brass disk stamped "T2S 1/4 R1W 28/27 2019 WASHINGTON COUNTY SURVEYOR", being the West one-quarter corner of Section 27 re-monumented per U.S.B.T. entry 2019-001; thence South 88°31'52" East 991.96 feet along the South line of the Northwest one-quarter of Section 27 to a 5/8 inch iron rod with a yellow plastic cap stamped "NORTHWEST SURVEYING INC" and the Point of Beginning; thence continuing along the South line of the Northwest one-quarter of Section 27, South 88°31'52" East 313.97 feet to the Westerly right-of-way line of SW 120th Avenue (20.00 feet Westerly from the centerline thereof, when measured at right angles), marked with a 5/8 inch iron rod with a yellow plastic cap stamped "NORTHWEST SURVEYING INC"; thence along the Westerly right-of-way line of SW 120m Avenue, North 01°41'55" East 185.91 feet to an angle point thereon marked with a 5/8 inch iron rod with a yellow plastic cap stamped "NORTHWEST SURVEYING INC"; thence continuing along said Westerly right-of-way line, North 88°13'12" West 17.08 feet to an angle point thereon marked with a 5/8 inch iron rod with a yellow plastic cap stamped "NORTHWEST SURVEYING INC"; thence continuing along said Westerly right-of-way line, North 01°46'48" East 232.92 feet to a point of curvature thereon marked with a 5/8 inch iron rod with a yellow plastic cap stamped "NORTHWEST SURVEYING INC"; thence continuing along said Westerly right-of-way line, 181.52 feet along a tangent circular curve to the left with a radius of 1135.00 feet, having a delta angle of 09°09'48", and a chord of North 02°48'06" West 181.33 feet to a 1-1/16 inch diameter copper disk stamped "STUBBS LS55469"; thence continuing along said Westerly right-of-way line, North 07°23'00" West 4.28 feet to an angle point thereon marked with a 5/8 inch iron rod with a yellow plastic cap stamped "W&H PACIFIC"; thence continuing along said Westerly right-of-way line, North 49°54'50" West 43.30 feet to a point on the Southerly right-of-way line of SW Tualatin-Sherwood Road (45.00 feet Southerly from the centerline thereof, when measured at right angles), said point being marked with a 5/8 inch iron rod with a yellow plastic cap stamped "W&H PACIFIC"; thence Westerly along the Southerly right-of-way line of SW Tualatin-Sherwood Road 16.66 feet along a non-tangent circular curve to the right with a radius of 4045.00 feet, having a delta angle of 00°14'10", and a chord of South 83°34'34" West 16.66 feet to a point of tangent thereon marked with a 5/8 inch iron rod with a yellow plastic cap stamped "W&H PACIFIC"; thence continuing along said Southerly right-of-way line, South 83°41'39" West 325.23 feet to an angle point thereon marked with a 5/8 inch iron rod with a yellow plastic cap stamped "W&H PACIFIC"; thence continuing along said Southerly right-of-way line, North 06°18'21" West 8.00 feet to an angle point thereon marked with a 5/8 inch iron rod with a yellow plastic cap stamped "W&H PACIFIC"; thence continuing along said Southerly right-of-way line, South 83°41'39" West 441.91 feet to a point on the East line of that property conveyed to DTI Properties, LLC by a deed recorded on August 9, 2005 in Document Number 2005-094147, Washington County Deed Records, said point being marked with a 5/8 inch iron rod with a yellow plastic cap stamped "NORTHWEST SURVEYING INC"; thence along the East line of said DTI Property, South 01°48'01" West 261.07 feet to a 5/8 inch iron rod marking the Southeast corner thereof; thence along the South line of said DTI Property, North 88°11'59" West 150.75 feet to the Southwest corner thereof, said corner being marked with two witness monuments being 5/8 inch iron rods with yellow plastic caps stamped "NORTHWEST SURVEYING INC" bearing South 88°11'59" East 8.00 feet and North 01°48'01" East 8.00 feet from the true corner which falls inside an oak tree; thence along the West line of said DTI Property North 01°48'01" East 227.48 feet to a point on the Southerly right-of-way line of SW Tualatin-Sherwood Road (49.00 feet Southerly from the centerline thereof, when measured at right angles), said point being marked with a 5/8 inch iron rod with a yellow plastic cap stamped "NORTHWEST SURVEYING INC"; thence Westerly along said South right-of-way line of SW Tualatin-Sherwood Road, South 83°41'39" West 215.76 feet to an angle point thereon marked with a 5/8 inch iron rod with a yellow plastic cap stamped "NORTHWEST SURVEYING INC"; thence continuing along said Southerly right-of-way line, South 45°07'49" West 81.01 feet to a point of the Easterly right-of-way line of SW 124th Avenue (37.00 feet Easterly from the centerline thereof, when measured at right angles), said point being marked with a 5/8 inch iron rod with a yellow plastic cap stamped "NORTHWEST SURVEYING INC"; thence continuing along said Easterly right-of-way line, South 01°35'35" West 4.70 feet to a point of curvature marked with a 5/8 inch iron rod with a

LIMITATIONS OF LIABILITY

"CUSTOMER" REFERS TO THE RECIPIENT OF THIS REPORT.

CUSTOMER EXPRESSLY AGREES AND ACKNOWLEDGES THAT IT IS EXTREMELY DIFFICULT, IF NOT IMPOSSIBLE, TO DETERMINE THE EXTENT OF LOSS WHICH COULD ARISE FROM ERRORS OR OMISSIONS IN, OR THE COMPANY'S NEGLIGENCE IN PRODUCING, THE REQUESTED REPORT, HEREIN "THE REPORT." CUSTOMER RECOGNIZES THAT THE FEE CHARGED IS NOMINAL IN RELATION TO THE POTENTIAL LIABILITY WHICH COULD ARISE FROM SUCH ERRORS OR OMISSIONS OR NEGLIGENCE. THEREFORE, CUSTOMER UNDERSTANDS THAT THE COMPANY IS NOT WILLING TO PROCEED IN THE PREPARATION AND ISSUANCE OF THE REPORT UNLESS THE COMPANY'S LIABILITY IS STRICTLY LIMITED. CUSTOMER AGREES WITH THE PROPRIETY OF SUCH LIMITATION AND AGREES TO BE BOUND BY ITS TERMS

THE LIMITATIONS ARE AS FOLLOWS AND THE LIMITATIONS WILL SURVIVE THE CONTRACT:

ONLY MATTERS IDENTIFIED IN THIS REPORT AS THE SUBJECT OF THE REPORT ARE WITHIN ITS SCOPE. ALL OTHER MATTERS ARE OUTSIDE THE SCOPE OF THE REPORT.

CUSTOMER AGREES, AS PART OF THE CONSIDERATION FOR THE ISSUANCE OF THE REPORT AND TO THE FULLEST EXTENT PERMITTED BY LAW, TO LIMIT THE LIABILITY OF THE COMPANY, ITS LICENSORS, AGENTS, SUPPLIERS, RESELLERS, SERVICE PROVIDERS, CONTENT PROVIDERS AND ALL OTHER SUBSCRIBERS OR SUPPLIERS, SUBSIDIARIES, AFFILIATES, EMPLOYEES, AND SUBCONTRACTORS FOR ANY AND ALL CLAIMS, LIABILITIES, CAUSES OF ACTION, LOSSES, COSTS, DAMAGES AND EXPENSES OF ANY NATURE WHATSOEVER, INCLUDING ATTORNEY'S FEES, HOWEVER ALLEGED OR ARISING, INCLUDING BUT NOT LIMITED TO THOSE ARISING FROM BREACH OF CONTRACT, NEGLIGENCE, THE COMPANY'S OWN FAULT AND/OR NEGLIGENCE, ERRORS, OMISSIONS, STRICT LIABILITY, BREACH OF WARRANTY, EQUITY, THE COMMON LAW, STATUTE OR ANY OTHER THEORY OF RECOVERY, OR FROM ANY PERSON'S USE, MISUSE, OR INABILITY TO USE THE REPORT OR ANY OF THE MATERIALS CONTAINED THEREIN OR PRODUCED, **SO THAT THE TOTAL AGGREGATE LIABILITY OF THE COMPANY AND ITS AGENTS, SUBSIDIARIES, AFFILIATES, EMPLOYEES, AND SUBCONTRACTORS SHALL NOT IN ANY EVENT EXCEED THE COMPANY'S TOTAL FEE FOR THE REPORT.**

CUSTOMER AGREES THAT THE FOREGOING LIMITATION ON LIABILITY IS A TERM MATERIAL TO THE PRICE THE CUSTOMER IS PAYING, WHICH PRICE IS LOWER THAN WOULD OTHERWISE BE OFFERED TO THE CUSTOMER WITHOUT SAID TERM. CUSTOMER RECOGNIZES THAT THE COMPANY WOULD NOT ISSUE THE REPORT BUT FOR THIS CUSTOMER AGREEMENT, AS PART OF THE CONSIDERATION GIVEN FOR THE REPORT, TO THE FOREGOING LIMITATION OF LIABILITY AND THAT ANY SUCH LIABILITY IS CONDITIONED AND PREDICATED UPON THE FULL AND TIMELY PAYMENT OF THE COMPANY'S INVOICE FOR THE REPORT.

THE REPORT IS LIMITED IN SCOPE AND IS NOT AN ABSTRACT OF TITLE, TITLE OPINION, PRELIMINARY TITLE REPORT, TITLE REPORT, COMMITMENT TO ISSUE TITLE INSURANCE, OR A TITLE POLICY, AND SHOULD NOT BE RELIED UPON AS SUCH. THE REPORT DOES NOT PROVIDE OR OFFER ANY TITLE INSURANCE, LIABILITY COVERAGE OR ERRORS AND OMISSIONS COVERAGE. THE REPORT IS NOT TO BE RELIED UPON AS A REPRESENTATION OF THE STATUS OF TITLE TO THE PROPERTY. THE COMPANY MAKES NO REPRESENTATIONS AS TO THE REPORT'S ACCURACY, DISCLAIMS ANY WARRANTY AS TO THE REPORT, ASSUMES NO DUTIES TO CUSTOMER, DOES NOT INTEND FOR CUSTOMER TO RELY ON THE REPORT, AND ASSUMES NO LIABILITY FOR ANY LOSS OCCURRING BY REASON OF RELIANCE ON THE REPORT OR OTHERWISE.

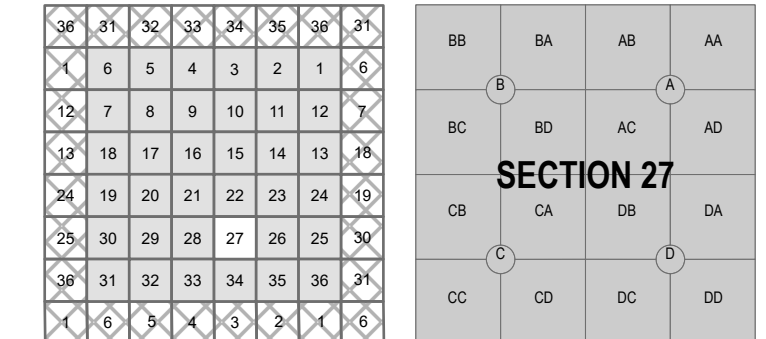
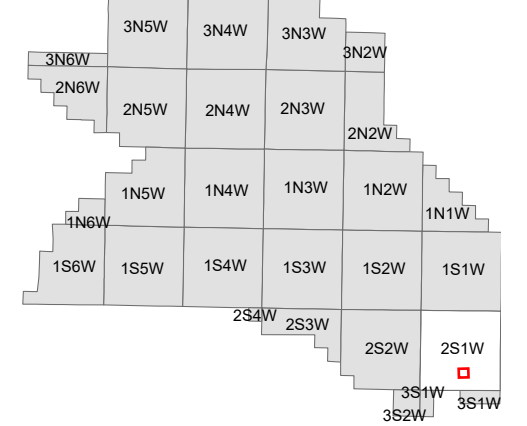
IF CUSTOMER (A) HAS OR WILL HAVE AN INSURABLE INTEREST IN THE SUBJECT REAL PROPERTY, (B) DOES NOT WISH TO LIMIT LIABILITY AS STATED HEREIN AND (C) DESIRES THAT ADDITIONAL LIABILITY BE ASSUMED BY THE COMPANY, THEN CUSTOMER MAY REQUEST AND PURCHASE A POLICY OF TITLE INSURANCE, A BINDER, OR A COMMITMENT TO ISSUE A POLICY OF TITLE INSURANCE. NO ASSURANCE IS GIVEN AS TO THE INSURABILITY OF THE TITLE OR STATUS OF TITLE. CUSTOMER EXPRESSLY AGREES AND ACKNOWLEDGES IT HAS AN INDEPENDENT DUTY TO ENSURE AND/OR RESEARCH THE ACCURACY OF ANY INFORMATION OBTAINED FROM THE COMPANY OR ANY PRODUCT OR SERVICE PURCHASED.

NO THIRD PARTY IS PERMITTED TO USE OR RELY UPON THE INFORMATION SET FORTH IN THE REPORT, AND NO LIABILITY TO ANY THIRD PARTY IS UNDERTAKEN BY THE COMPANY.

CUSTOMER AGREES THAT, TO THE FULLEST EXTENT PERMITTED BY LAW, IN NO EVENT WILL THE COMPANY, ITS LICENSORS, AGENTS, SUPPLIERS, RESELLERS, SERVICE PROVIDERS, CONTENT PROVIDERS, AND ALL OTHER SUBSCRIBERS OR SUPPLIERS, SUBSIDIARIES, AFFILIATES, EMPLOYEES AND SUBCONTRACTORS BE LIABLE FOR CONSEQUENTIAL, INCIDENTAL, INDIRECT, PUNITIVE, EXEMPLARY, OR SPECIAL DAMAGES, OR LOSS OF PROFITS, REVENUE, INCOME, SAVINGS, DATA, BUSINESS, OPPORTUNITY, OR GOODWILL, PAIN AND SUFFERING, EMOTIONAL DISTRESS, NON-OPERATION OR INCREASED EXPENSE OF OPERATION, BUSINESS INTERRUPTION OR DELAY, COST OF CAPITAL, OR COST OF REPLACEMENT PRODUCTS OR SERVICES, REGARDLESS OF WHETHER SUCH LIABILITY IS BASED ON BREACH OF CONTRACT, TORT, NEGLIGENCE, THE COMPANY'S OWN FAULT AND/OR NEGLIGENCE, STRICT LIABILITY, BREACH OF WARRANTIES, FAILURE OF ESSENTIAL PURPOSE, OR OTHERWISE AND WHETHER CAUSED BY NEGLIGENCE, ERRORS, OMISSIONS, STRICT LIABILITY, BREACH OF CONTRACT, BREACH OF WARRANTY, THE COMPANY'S OWN FAULT AND/OR NEGLIGENCE OR ANY OTHER CAUSE WHATSOEVER, AND EVEN IF THE COMPANY HAS BEEN ADVISED OF THE LIKELIHOOD OF SUCH DAMAGES OR KNEW OR SHOULD HAVE KNOWN OF THE POSSIBILITY FOR SUCH DAMAGES.

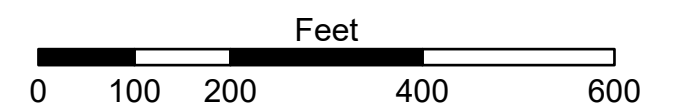
END OF THE LIMITATIONS OF LIABILITY

WASHINGTON COUNTY OREGON
SW 1/4 SECTION 27 T2S R1W
SCALE 1"= 200'



FOR ADDITIONAL MAPS VISIT OUR WEBSITE AT
www.co.washington.or.us

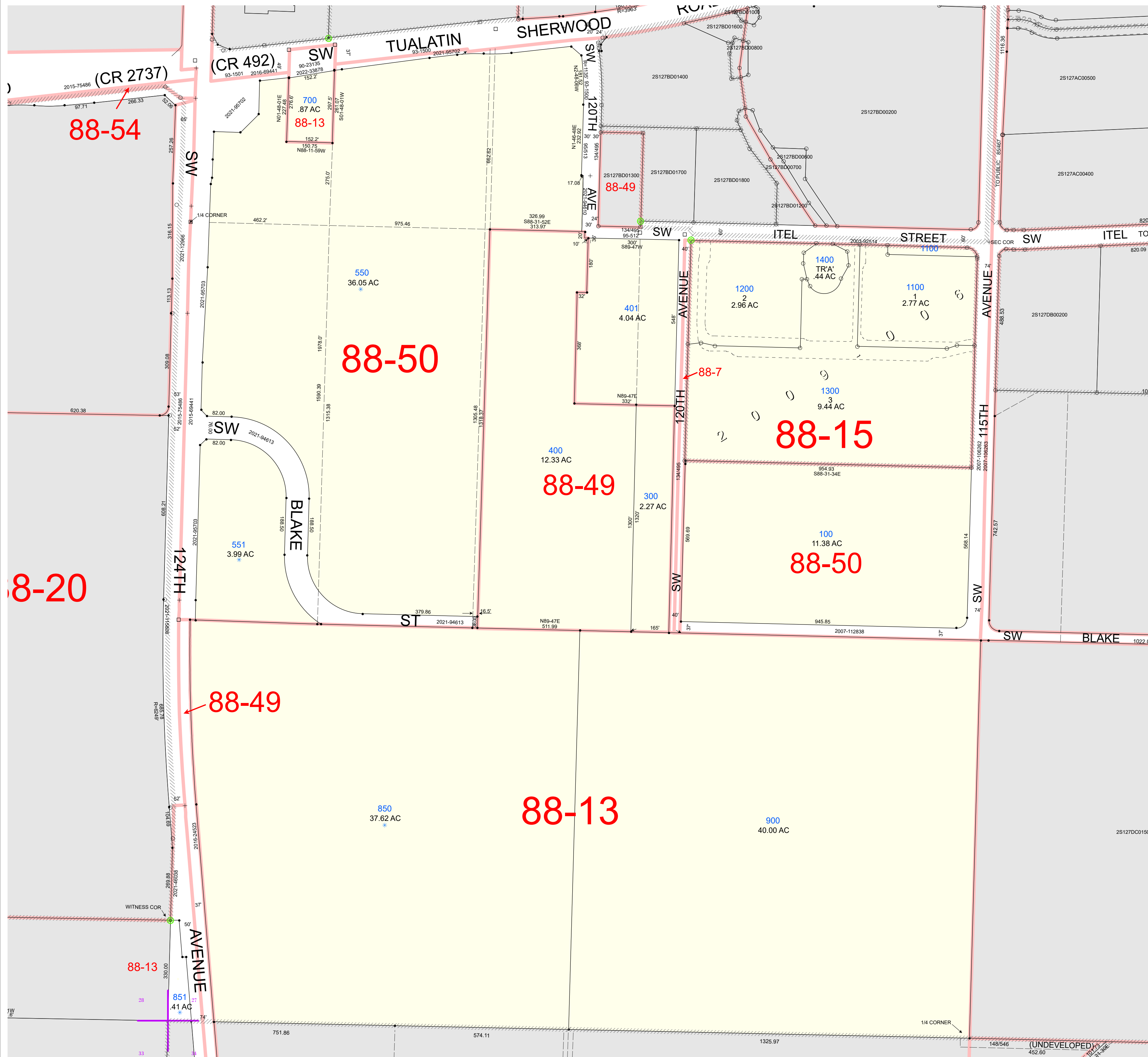
Cancelled Taxlots For: 2S127C
600, 200, 900 A1, 800, 701, 500



PLOT DATE: 7/28/2022

FOR ASSESSMENT PURPOSES
ONLY - DO NOT RELY ON
FOR OTHER USE

Map areas delineated by either gray shading or a cross-hatched pattern are for reference only and may not indicate the most current property boundaries. Please consult the appropriate map for the most current information.



8-20

88-54

88-50

88-15

88-49

88-13

88-49

88-13

851
.41 AC

88-49

88-7

1W

Digmap

SENSITIVE AREA PRE-SCREENING SITE ASSESSMENT

Clean Water Services File Number

1. **Jurisdiction:** _____

2. **Property Information** (example: 1S234AB01400)

Tax lot ID(s): _____

OR Site Address: _____

City, State, Zip: _____
 Nearest cross street: _____

3. **Owner Information**

Name: _____
 Company: _____
 Address: _____
 City, State, Zip: _____
 Phone/fax: _____
 Email: _____

4. **Development Activity** (check **all** that apply)

- Addition to single family residence (rooms, deck, garage)
- Lot line adjustment Minor land partition
- Residential condominium Commercial condominium
- Residential subdivision Commercial subdivision
- Single lot commercial Multi lot commercial
- Other _____

4. **Applicant Information**

Name: _____
 Company: _____
 Address: _____
 City, State, Zip: _____
 Phone/fax: _____
 Email: _____

6. **Will the project involve any off-site work?** Yes No Unknown

Location and description of off-site work: _____

7. **Additional comments or information that may be needed to understand your project:** _____

This application does NOT replace Grading and Erosion Control Permits, Connection Permits, Building Permits, Site Development Permits, DEQ 1200-C Permit or other permits as issued by the Department of Environmental Quality, Department of State Lands and/or Department of the Army COE. All required permits and approvals must be obtained and completed under applicable local, state, and federal law.

By signing this form, the Owner or Owner's authorized agent or representative, acknowledges and agrees that employees of Clean Water Services have authority to enter the project site at all reasonable times for the purpose of inspecting project site conditions and gathering information related to the project site. I certify that I am familiar with the information contained in this document, and to the best of my knowledge and belief, this information is true, complete, and accurate.

Print/type name _____

Print/type title _____

Signature [ONLINE SUBMITTAL](#) _____

Date _____

FOR DISTRICT USE ONLY

- Sensitive areas potentially exist on site or within 200' of the site. **THE APPLICANT MUST PERFORM A SITE ASSESSMENT PRIOR TO ISSUANCE OF A SERVICE PROVIDER LETTER.** If Sensitive Areas exist on the site or within 200 feet on adjacent properties, a Natural Resources Assessment Report may also be required.
- Based on review of the submitted materials and best available information sensitive areas do not appear to exist on site or within 200' of the site. This Sensitive Area Pre-Screening Site Assessment does NOT eliminate the need to evaluate and protect water quality sensitive areas if they are subsequently discovered. This document will serve as your Service Provider Letter as required by Resolution and Order 19-5, Section 3.02.1, as amended by Resolution and Order 19-22. All required permits and approvals must be obtained and completed under applicable local, State and federal law.
- Based on review of the submitted materials and best available information the above referenced project will not significantly impact the existing or potentially sensitive area(s) found near the site. This Sensitive Area Pre-Screening Site Assessment does NOT eliminate the need to evaluate and protect additional water quality sensitive areas if they are subsequently discovered. This document will serve as your Service Provider Letter as required by Resolution and Order 19-5, Section 3.02.1, as amended by Resolution and Order 19-22. All required permits and approvals must be obtained and completed under applicable local, state and federal law.
- THIS SERVICE PROVIDER LETTER IS NOT VALID UNLESS _____ CWS APPROVED SITE PLAN(S) ARE ATTACHED.**
- The proposed activity does not meet the definition of development or the lot was platted after 9/9/95 ORS 92.040(2). **NO SITE ASSESSMENT OR SERVICE PROVIDER LETTER IS REQUIRED.**

Reviewed by Jessica Chaplen _____

Date _____

Once complete, email to: SPLReview@cleanwaterservices.org • Fax: (503) 681-4439

OR mail to: SPL Review, Clean Water Services, 2550 SW Hillsboro Highway, Hillsboro, Oregon 97123



4/05/2019

Matt Piccone
Sera Design

Re: PGE Building
Tualatin Sherwood/124th Ave.
Tualatin, OR 97062

Dear Matt,

Thank you, for sending us the preliminary site plan for this proposed construction in Tualatin.

My Company: Republic Services of Clackamas and Washington Counties has the franchise agreement to service this area with the City of Tualatin. We will provide complete commercial waste removal and recycling services as needed on a weekly basis for this location.

The design plans & location of the trash and recycle enclosure positioned as proposed in your plan will allow adequate access, ample room for the containers occupying the enclosure and egress for the trucks servicing the location.

Thank you for your help and concerns for our services prior to this project being developed.

Sincerely,

Karl Bischoff
Operations Supervisor
Republic Services Inc.

**FIRE CODE / LAND USE / BUILDING REVIEW
APPLICATION**



North Operating Center
11945 SW 70th Avenue
Tigard, OR 97223
Phone: 503-649-8577

South Operating Center
8445 SW Elligsen Rd
Wilsonville, OR 97070
Phone: 503-649-8577

REV 6-30-20

Project Information

Applicant Name: Tina Tippin
Address: 121 SW Salmon St. WTC 0401
Phone: 503-464-7672
Email: Tina.Tippin@pgn.com
Site Address: 12345 SW Blake Street
City: Tualatin
Map & Tax Lot #: 2S127C & 2S127C000550
Business Name: Portland General Electric
Land Use/Building Jurisdiction: Tualatin
Land Use/ Building Permit # _____

Choose from: Beaverton, Tigard, Newberg, Tualatin, North Plains, West Linn, Wilsonville, Sherwood, Rivergrove, Durham, King City, Washington County, Clackamas County, Multnomah County, Yamhill County

Project Description

The proposal is to add an accessory storage building in the southwest corner of the PGE property at 12345 SW Blake Street. The new building is a prefabricated metal structure, 1,600 square feet in size, that will be used to store equipment. The site is currently occupied by PGE's Integrated Operations Center, a large office building and regional headquarters for operations. Existing development on the 36-acre site also includes a communications tower, helipad, parking, landscaping, and internal access roads. The proposed location for the storage building is in an area adjacent to the existing communications tower, accessible by an existing internal driveway.

Permit/Review Type (check one):

- Land Use / Building Review - Service Provider Permit
- Emergency Radio Responder Coverage Install/Test
- LPG Tank (Greater than 2,000 gallons)
- Flammable or Combustible Liquid Tank Installation (Greater than 1,000 gallons)
 - * Exception: Underground Storage Tanks (UST) are deferred to DEQ for regulation.
- Explosives Blasting (Blasting plan is required)
- Exterior Toxic, Pyrophoric or Corrosive Gas Installation (in excess of 810 cu.ft.)
- Tents or Temporary Membrane Structures (in excess of 10,000 square feet)
- Temporary Haunted House or similar
- OLCC Cannabis Extraction License Review
- Ceremonial Fire or Bonfire (For gathering, ceremony or other assembly)

For Fire Marshal's Office Use Only

TVFR Permit # 2023-0043
Permit Type: SPP
Submittal Date: 3/17/2023
Assigned To: McGladray
Due Date: 3/28/2023
Fees Due: Ø
Fees Paid: Ø

Approval/Inspection Conditions
(For Fire Marshal's Office Use Only)

This section is for application approval only

DM Alex McGladray 3/28/2023
Fire Marshal or Designee Date

Conditions:

See Attached Conditions: Yes No

Site Inspection Required: Yes No

This section used when site inspection is required

Inspection Comments:

N/A

Final TVFR Approval Signature & Emp ID Date



CIO Board of Directors List

Updated 03/06/2023

Always copy:
 tualatincio@gmail.com, and
 mgeorge@tualatin.gov

	Name	Term	Address	City	State	Zip	Phone	Email
Riverpark								riverparkcio@gmail.com
President	Janine Wilson							jasuw17@gmail.com
Vice President	Chris Tunstall							christine@newmountaingroup.com
Land Use Officer	Dan Hardy							dan@danhardyproperties.com
Secretary	Kate Pinamonti							katepinamonti@hotmail.com
Treasurer	Cynthia Martinez							cynmartz12@gmail.com
At-Large	Daniel Bachhuber							daniel@bachhuber.co
East Tualatin								cio.east.west@gmail.com
President	Doug Ulmer							doug_ulmer@comcast.net
Vice President	Jackie Woods							keenanwoods7@gmail.com
Land Use Officer	Keenan Woods							keenanwoods7@gmail.com
Treasurer	Dana Holland							dana476@gmail.com
Secretary	Margarita Crowell							mcrowell248@comcast.net
Midwest Tualatin								tualatinmidwestcio@gmail.com
President	Richard Harrison							dikkusan@live.com
Vice President	Clark Niewendorf							cniew@yahoo.com
Land Use Officer								
Secretary	Tammy Palumbo							tmpgarden@comcast.net
Treasurer	Sharon Noell							snoelluwcle@yahoo.com
Martinazzi Woods								MartinazziWoodsCIO@gmail.com
President	Sallie Olson							solson.1827@gmail.com
Vice President	Del Moore							delmoore@frontier.com
Land Use Officer	Jamison Shields							jamison.l.shields@gmail.com
Secretary	Claudia Sterling							ClaudiaSterling68@gmail.com
Treasurer	Lexie Buschert							abuschert@gmail.com
At-Large	Roy Loop							roydloop@gmail.com
Ibach								Tualatinibachcio@gmail.com
President	Patricia Parsons							Parsons.Patricia@outlook.com
Vice President	Aaron Bohn							afbohn@gmail.com
Land Use Officer	Ed Casey							edkcnw@comcast.net
Secretary								
Treasurer								
At-Large	Ray Winkowski							rwcleanrooms@gmail.com
Byrom								byromcio@gmail.com
President	Tim Neary							timneary@gmail.com
Vice President	Julie Heironimus							juiuheir@aol.com
Land Use Officer	Chad Fribley							kapaluapro@aol.com
Secretary								
Treasurer	Marissa Katz							katzmari22@gmail.com
At-Large	Mary Lyn Westenhaver							mwestenhaver@hotmail.com
Commercial								tualatincommercialcio@gmail.com
President	Cathy Holland							tualatincommercialcio@gmail.com
Vice President	Scott Miller							scottm@capacitycommercial.com
Land Use Officer	Scott Miller							scottm@capacitycommercial.com
Secretary	Robert Kellogg							robertkellogg@yahoo.com

Notice of Neighborhood/Developer Meeting



Amanda Philip

To riverparkcio@gmail.com; cio.east.west@gmail.com; tualatinmidwestcio@gmail.com; MartinazziWoodsCIO@gmail.com; Tualatinibachcio@gmail.com;
 byromcio@gmail.com; tualatincommercialcio@gmail.com

Cc tualatincio@gmail.com; mgeorge@tualatin.gov

Bcc Ben Schonberger; Keith Leonard; jasuw7@gmail.com; christine@newmountaingroup.com; dan@danhardyproperties.com; katepinamonti@hotmail.com;
 cynmartz12@gmail.com; daniel@bachhuber.co; doug_ulmer@comcast.net; keenanwoods7@gmail.com; keenanwoods7@gmail.com; dana476@gmail.com;
 mcrowell248@comcast.net; dikkusan@live.com; cniew@yahoo.com; tmpgarden@comcast.net; snoelluwcwle@yahoo.com; solson.1827@gmail.com;
 delmoore@frontier.com; jamison.l.shields@gmail.com; ClaudiaSterling68@gmail.com; abuschert@gmail.com; roydloop@gmail.com;



 PGE IOC SB Neighborhood Meeting Letter of Notice.pdf
.pdf File

Hello,

Please see attached notice of a neighborhood/developer meeting about a proposed 1,600 square foot storage building on the site of the PGE Integrated Operations Center, 12345 SW Blake Street. Thank you.

Best wishes,

Amanda Philip

Notice of Neighborhood/Developer Meeting



Amanda Philip

To riverparkcio@gmail.com; cio.east.west@gmail.com; tualatinmidwestcio@gmail.com; MartinazziWoodsCIO@gmail.com; Tualatinibachcio@gmail.com;
 byromcio@gmail.com; tualatincommercialcio@gmail.com

Cc tualatincio@gmail.com; mgeorge@tualatin.gov

Bcc delmoore@frontier.com; jamison.l.shields@gmail.com; ClaudiaSterling68@gmail.com; abuschert@gmail.com; roydloop@gmail.com;
 Parsons.Patricia@outlook.com; afbohn@gmail.com; edkcnw@comcast.net; rwcleanrooms@gmail.com; timneary@gmail.com; jujuheir@aol.com;
 kapaluapro@aol.com; katzmari22@gmail.com; mwestenhaver@hotmail.com; tualatincommercialcio@gmail.com; scottm@capacitycommercial.com;
 robertekellogg@yahoo.com; christine@newmountaingroup.com



PGE IOC SB Neighborhood Meeting Letter of Notice.pdf
.pdf File



Hello,

Please see attached notice of a neighborhood/developer meeting about a proposed 1,600 square foot storage building on the site of the PGE Integrated Operations Center, 12345 SW Blake Street. Thank you.

Best wishes,

Amanda Philip



NOTICE
AVISO

 **NOTICE** of Meeting
Meeting Date & Time:
MARCH 30TH AT 6:00 PM
JUANITA POHL CENTER
LOCATION: **8513 SW TUALATIN RD**
FOR MORE INFORMATION **WINTERBROOK PLANNING**
503-827-4422 EXT 105

 **NOTICE** of Meeting
Meeting Date & Time:
MARCH 30TH AT 6:00 PM
JUANITA POHL CENTER
LOCATION: 8513 SW TUALATIN RD
FOR MORE INFORMATION WINTERBROOK PLANNING
503-827-4422 EXT 105

 **NOTICE** of Meeting
Meeting Date & Time:
MARCH 30TH AT 6:00 PM
TUANNA POHL CENTER
LOCATION: **8513 SW TUALATIN RD**
FOR MORE INFORMATION: WINTERBROOK PLANNING
503-827-4422 EXT 105



NOTICE of Meeting
Meeting Date & Time:
MARCH 30TH AT 6:00 PM
LOCATION: JUANITA POHL CENTER
8513 SW TUALATIN RD
FOR MORE INFORMATION: WINTERBROOK PLANNING
303-827-4122 EXT 105

LIVE ONLY



AFFIDAVIT OF MAILING NOTICE

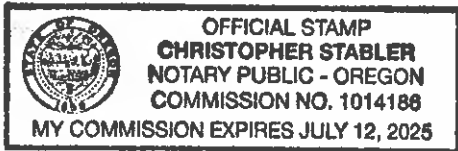
STATE OF OREGON)
) SS
COUNTY OF WASHINGTON)

I, Amanda Philip being first duly sworn, depose and say:

That on the 13 day of March, 20 23, I will serve upon the persons shown on Exhibit "A" (Mailing Area List), attached hereto and by this reference incorporated herein, a copy of the Notice of Neighborhood/Developer Meeting marked Exhibit "B," attached hereto and by this reference incorporated herein, by mailing to them a true and correct copy of the original hereof. I further certify that the addresses shown on said Exhibit "A" are their regular addresses as determined from the books and records of the Washington County and/or Clackamas County Departments of Assessment and Taxation Tax Rolls, and that said envelopes were placed in the United States Mail with postage fully prepared thereon.

[Signature]
Signature

SUBSCRIBED AND SWORN to before me this 13th day of March, 20 23.



[Signature]
Notary Public for Oregon
My commission expires: 07/12/2025

RE: _____

TLID	OWNER1
2S127BD00700	2002-066 PARTITION PLAT OWNER OF LOT 2
2S127BD00800	2002-066 PARTITION PLAT OWNER OF LOT 2
2S127BD00900	2002-066 PARTITION PLAT OWNER OF LOT 2
2S127BD01600	2003-042 PARTITION PLAT OWNER OF LOT 1
2S127C001400	2009-006 PARTITION PLAT OWNERS OF LOTS 1-3
2S127C000401	ASHWOOD CONSTRUCTION INC
2S128A000300	COLUMBIA CORRUGATED BOX CO INC
2S127C001300	CPUS 115TH COMMERCE PARK LP
2S127C000700	DTI PROPERTIES LLC
2S128A000100	FORE-SIGHT BALBOA LLC
2S127BD01000	G & S FAMILY LP
2S127BD01100	G & S FAMILY LP
2S127BD01400	G & S FAMILY LP
2S127BC90111	ICC 2 LLC
2S127BC90121	ICC 2 LLC
2S127BC90131	ICC 2 LLC
2S127BD01700	INDOOR ARENA INVESTORS LLC
2S127BC00200	IPT TUALATIN DC LLC
2S127BC90000	ITEL CORPORATE CENTER CONDOMINIUMS OWNERS OF ALL UNITS
2S127BD01300	ITEL MICHAEL
2S127BA00400	LU PACIFIC BUILDING #2 LLC
2S127BD01900	LU PACIFIC BUILDING #2 LLC
2S127C000100	MAJESTIC TUALATIN LLC
2S127BD00200	MILGARD MANUFACTURING INC
2S127BD01200	NICOL GORHAM DOUGLAS REV TRUST & NICOL ROBIN HIATT REV TRUST
2S127C000850	OREGON ASPHALTIC PAVING LLC
2S127C001100	OREGON REAL ESTATE 8 LLC
2S127C000550	PORTLAND GENERAL ELECTRIC CO
2S127C000551	PORTLAND GENERAL ELECTRIC CO
2S127BD01800	THRIVE INVESTMENTS LLC
2S127C000300	TIGARD SAND & GRAVEL LLC
2S127C000400	TIGARD SAND & GRAVEL CO INC
2S127C000900	TIGARD SAND & GRAVEL LLC
2S127BC90141	TRUTH-WEST INC
2S127BB00200	TUALATIN 124 LLC
2S127BC00100	TUALATIN 124 LLC
2S127BD00500	TUALATIN CITY OF
2S127BD00600	TUALATIN CITY OF
2S127C001200	WESTERN PRECISION PROPERTIES LLC
2S128D001200	WILLAMETTE WATER SUPPLY SYSTEM COMMISSION
2S128D001300	WILSHIRE SHERWOOD OWNER LLC
2S128D001400	WILSHIRE SHERWOOD OWNER LLC
2S128D001500	WILSHIRE SHERWOOD OWNER LLC
2S128D001600	WILSHIRE SHERWOOD OWNER LLC
2S128D001700	WILSHIRE SHERWOOD OWNER LLC
2S128D001800	WILSHIRE SHERWOOD OWNER LLC
2S128D001900	WILSHIRE SHERWOOD OWNER LLC
2S128D002000	WILSHIRE SHERWOOD OWNER LLC

OWNERADDR	OWNERCITY	OWNERSTATE	OWNERZIP
		OR	00000
29772 SW HEATER RD	SHERWOOD	OR	97140
12777 SW TUALATIN-SHERWOOD RD	TUALATIN	OR	97062
PO BOX 638	ADDISON	TX	75001
22026 SW GRAHAMS FERRY RD APT C	TUALATIN	OR	97062
20400 SW CIPOLE RD	TUALATIN	OR	97062
20752 SW 120TH AVE	TUALATIN	OR	97062
20752 SW 120TH AVE	TUALATIN	OR	97062
20752 SW 120TH AVE	TUALATIN	OR	97062
1101 SE TECH CENTER DR STE 160	VANCOUVER	WA	98683
1101 SE TECH CENTER DR STE 160	VANCOUVER	WA	98683
1101 SE TECH CENTER DR STE 160	VANCOUVER	WA	98683
11883 SW ITEL ST	TUALATIN	OR	97062
2151 MICHELSON DR STE #282	IRVINE	CA	92612
		OR	00000
20900 SW 120TH AVE	TUALATIN	OR	97062
PO BOX 483	TUALATIN	OR	97062
PO BOX 483	TUALATIN	OR	97062
13191 CROSSROADS PKWY N FL 6	CITY OF INDUSTRY	CA	91746
PO BOX 4900	SCOTTSDALE	AZ	85261
3891 CALAROGA DR	WEST LINN	OR	97068
PO BOX 4810	TUALATIN	OR	97062
34500 SLEEPING FOX TRAIL	EVERGREEN	CO	80439
121 SW SALMON ST	PORTLAND	OR	97204
121 SW SALMON ST	PORTLAND	OR	97204
16192 NW JOSCELYN ST	BEAVERTON	OR	97006
PO BOX 4810	TUALATIN	OR	97062
PO BOX 4810	TUALATIN	OR	97062
PO BOX 4810	TUALATIN	OR	97062
26909 SW LABROUSSE RD	SHERWOOD	OR	97140
9760 SW FREEMAN DR	WILSONVILLE	OR	97070
9760 SW FREEMAN DR	WILSONVILLE	OR	97070
18880 SW MARTINAZZI AVE	TUALATIN	OR	97062
18880 SW MARTINAZZI AVE	TUALATIN	OR	97062
21101 SW 115TH AVE	TUALATIN	OR	97062
1850 SW 170TH AVE	BEAVERTON	OR	97003
100 WILSHIRE BLVD STE 940	SANTA MONICA	CA	90401
100 WILSHIRE BLVD STE 940	SANTA MONICA	CA	90401
100 WILSHIRE BLVD STE 940	SANTA MONICA	CA	90401
100 WILSHIRE BLVD STE 940	SANTA MONICA	CA	90401
100 WILSHIRE BLVD STE 940	SANTA MONICA	CA	90401
100 WILSHIRE BLVD STE 940	SANTA MONICA	CA	90401
100 WILSHIRE BLVD STE 940	SANTA MONICA	CA	90401
100 WILSHIRE BLVD STE 940	SANTA MONICA	CA	90401

March 10, 2023

Re: **Portland General Electric Integrated Operations Center Proposed Storage Building**
Neighborhood Meeting

Dear Property Owner,

You are invited to attend a neighborhood meeting on **Thursday, March 30, at 6:00 pm, at the Juanita Pohl Center, 8513 SW Tualatin Road in Tualatin**. The purpose of this meeting is to provide information about a new, accessory storage building at the Portland General Electric's Integrated Operations Center (PGE IOC) site. The existing PGE IOC and the proposed storage building are at 12345 SW Blake Street. The property spans Tax Map 2S127C000550. Please view the conceptual site plan and vicinity map on the back of this letter for reference.

Portland General Electric is a fully integrated energy company based in Portland, Oregon, serving approximately 885,000 customers in 51 cities. For 130 years, PGE has been delivering safe, affordable, and reliable electricity to Oregonians. With approximately 2,900 employees across the state, PGE is helping its customers and the communities it serves build a clean energy future. For more information, visit [PortlandGeneral.com/CleanVision](https://portlandgeneral.com/cleanvision). The Integrated Operations Center serves as an administrative and operational facility for PGE.

This proposal is for a 1,600 square-foot, prefabricated metal building to store equipment. The new accessory building is within the boundaries of the PGE IOC site, which is not open to the public. The location of the new storage building is at the southwest corner of the property, near the communications tower. Views of the storage building from SW 124th Avenue and SW Blake Street will be obstructed by existing trees.

If you have any questions, please feel free to contact me at 503-827-4422 Ext. 105.

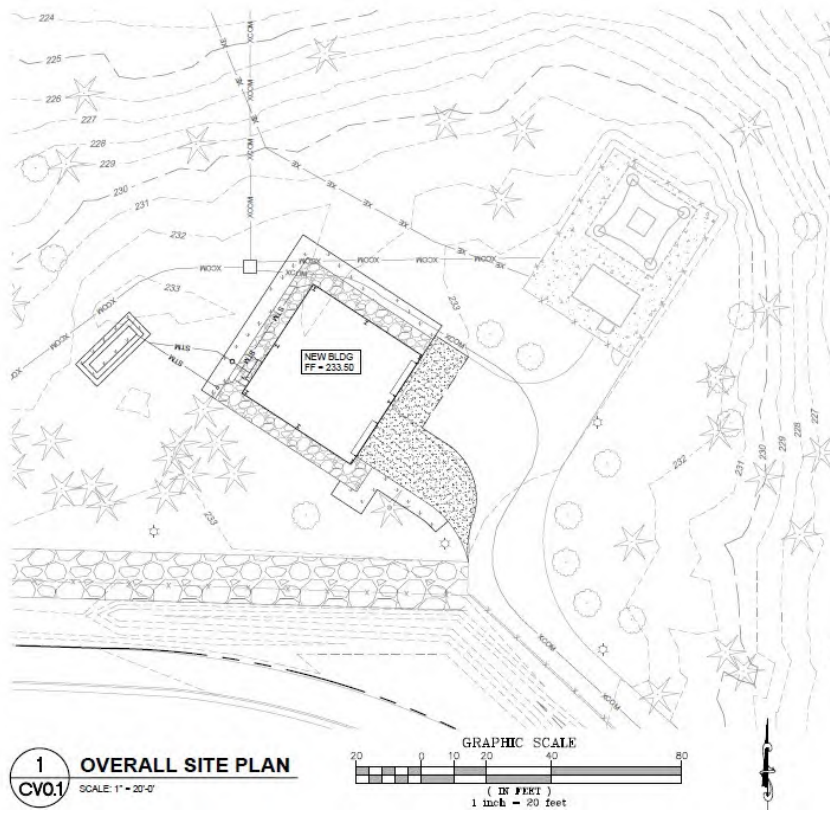
Sincerely,



Ben Schonberger, AICP
Senior Planner
Winterbrook Planning

Enclosures: Conceptual Site Plan
Vicinity Map

Conceptual Site Plan



Vicinity Map





MEMORANDUM

To: File
From: Ben Schonberger, AICP
Date: March 30, 2023
Re: **PGE IOC Accessory Building – Neighborhood Meeting**

This memorandum summarizes the neighborhood meeting process and results for the proposed accessory building at 12345 SW Blake Avenue, Tualatin OR 97062.

Process and Timeline

- On March 13, 2023, an invitation to a neighborhood meeting about the proposed development was mailed to property owners within 1,000 feet of the PGE site. In total, 25 mailed invitations were sent, based on an address list obtained by Tualatin.
- On March 14, neighborhood meeting signs – using the city’s required template – were posted on the site of the proposed accessory building. Four signs were posted, one on each of the site’s street frontages:
 - SW Tualatin-Sherwood Road
 - SW 124th Avenue
 - SW Blake Street
 - SW 120th Avenue
- On March 15, a pre-application conference was held with the Tualatin Planning Department. Staff outlined requirements regarding the Type II process, CFEC, service provider letters, public facilities, and post-land use permits.
- On March 16, an email invitation was sent to the City of Tualatin and all the contacts from the city’s most recent CIO list. This email described the proposed project and information about the upcoming neighborhood meeting.
- On March 30, PGE and Winterbrook representatives held a neighborhood meeting in a community classroom of the Juanita Pohl Center. 8513 SW Tualatin Road. The meeting was scheduled for 6:00 pm and lasted till 6:20 pm. No citizens attended the meeting.

Portland General Electric Integrated Operations Center Accessory Building – Neighborhood Meeting

On March 30, 2023, at 6:00 pm, representatives from PGE and Winterbrook Planning met at the Juanita Pohl Center to provide information to the public on the proposal. Winterbrook was prepared to describe the proposed storage building, explain the land review process, and present drawings of the accessory storage building. PGE was present to discuss details about the purpose, objectives, and function of the proposal.

No members of the community attended the meeting.

Applicant and Consultants

- Tina Tippin – PGE
- Nathan Blankenship- PGE
- Ben Schonberger – Winterbrook Planning
- Amanda Philip – Winterbrook Planning

Neighbors and Interested Citizens

- None – not applicable

Questions and Comments

- None – not applicable

NEIGHBORHOOD MEETING SIGN-IN SHEET

PROJECT: PGE IOC ACCESSORY BUILDING	DATE	TIME	LOCATION
Facilitator: Ben Schonberger, Winterbrook Planning	3/30/23	6:00 PM	Juanita Pohl Community Center

NO	NAME	ADDRESS	PHONE NUMBER	EMAIL ADDRESS
1				
2				
3				
4				
5				
6				
7				
8				
9				
10				
11				
12				
13				
14				

