



AFFIDAVIT OF MAILING

STATE OF OREGON)

) ss

COUNTY OF WASHINGTON)

I, Lindsey Hagerman being first duly sworn, depose and say:

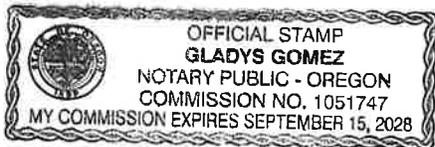
That on the January day of 7, I served upon the persons shown on Exhibit A, attached hereto and by this reference incorporated herein, a copy of a Notice of Hearing/Application/Decision marked Exhibit B, attached hereto and by this reference incorporated herein, by mailing to them a true and correct copy of the original hereof. I further certify that the addresses reflect information received from the relevant party or agency, and that said envelopes were placed in the United States Mail at Tualatin, Oregon, prepared to receive postage administered by city staff.

Dated this January 7 of, 2026

Lindsey Hagerman
Signature

SUBSCRIBED AND SWORN to before me this

7th day of January 2026



Gladys Gomez
Notary Public for Oregon

My commission expires: September 15, 2028

RE: AR25-0012- NOTICE OF APPLICATION- Tualatin High School Restroom Building



NOTICE OF APPLICATION SUBMITTAL AND OPPORTUNITY TO COMMENT
AR25-0012: Tualatin High School Restroom Building

NOTICE IS HEREBY GIVEN that on December 4, 2025 the City of Tualatin Planning Division received a Type II Architectural Review application, which was deemed complete on January 5, 2026 known as:

**“Tualatin High School Restroom Building”
File No. AR 25-0012**

To view the application materials, visit:
www.tualatinoregon.gov/projects

Individuals wishing to comment on the application, must do so in writing by 5 pm on January 21, 2026 to:

Planning Division
Attn: Madeleine Nelson
mnelson@tualatin.gov or 503.691.3027

Tigard-Tualatin School District 23J requests approval to construct a 670 square foot restroom building located at 22300 SW Boones Ferry Road (TL: 2S135A000700). The proposed building will be located south of the existing football field. The proposal includes paving, fencing modifications and drainage improvements. The 63.9-acre site is located in the Low Density Residential (RL) Planning District.



- **Criteria:** Tualatin Development Code (TDC) Chapters: 32, 33, 40, 63, 73A-D, 74, 75
- **Decision making process:** Architectural Reviews are a limited land use decision conducted in accordance with TDC 33.020 and other sections. The Community Development Director and City Engineer shall issue final decisions on the proposed Architectural Review Plan. Notice of decision shall be provided to the property owner, applicant and any person who submitted written comments in accordance with 32.220(3). The decisions shall become final 14 calendar days after the date the notice of the decision is given unless a written request for review of the decision is submitted on a form provided by the City for



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that purpose.

- **Inspection of print copies of the application materials** and applicable criteria are available at no cost, and copies are available at a reasonable cost at the Planning Division Office.
- **Individuals wishing to comment** must submit written comments within the 14-day period in order to receive a Notice of Decision and have standing to submit an Appeal, in accordance with TDC 32.220. Issues which may provide the basis for an appeal to the Architectural Review Board, City Council and Land Use Board of Appeals shall be raised in writing prior to the expiration of the comment period. Issues shall be raised with sufficient detail and clarity to enable the decision maker to respond to the issue and state how a person may be adversely affected by the proposal.
- **Notice of the Architectural Review Decision** will only be provided to those who submit written comments regarding that application.

You received this mailing because you own property within 1,000 feet (ft) of the site or within a residential subdivision which is partly within 1,000 ft.

For additional information contact:

Madeleine Nelson, Associate Planner, mnelson@tualatin.gov and 503-691-3027



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AR25-0012 Notice of Application

From Madeleine Nelson <mnelson@tualatin.gov>

Date Wed 1/7/2026 9:17 AM

To Shawn Christensen <schristensen1@ttsd.k12.or.us>; Kevin.apperson@santec.com
<Kevin.apperson@santec.com>

 1 attachment (461 KB)

AR25-0012 Notice.pdf;



Notice of Application

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You may view the application materials on our Projects webpage:

<https://www.tualatinoregon.gov/planning/ar25-0012-tualatin-hs-restroom-building>

Comments Due: January 21, 2026

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Criteria: Tualatin Development Code (TDC) Chapters: 32, 33, 40, 63, 73A-73D, 74, 75

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AR25-0012 Notice of Application

From Madeleine Nelson <mnelson@tualatin.gov>

Date Wed 1/7/2026 9:18 AM

To Riverparkcio@gmail.com <riverparkcio@gmail.com>; katepinamonti@hotmail.com <katepinamonti@hotmail.com>; christine@newmountaingroup.com <christine@newmountaingroup.com>; rockybixby@hotmail.com <rockybixby@hotmail.com>; maronde@msn.com <maronde@msn.com>; jasuwi7@gmail.com <jasuwi7@gmail.com>; cio.East.west@gmail.com <cio.east.west@gmail.com>; doug_ulmer@comcast.net <doug_ulmer@comcast.net>; keenanwoods7@gmail.com <keenanwoods7@gmail.com>; keenanwoods7@gmail.com <keenanwoods7@gmail.com>; dana476@gmail.com <dana476@gmail.com>; jvanetten59@gmail.com <jvanetten59@gmail.com>; tualatinmidwestcio@gmail.com <tualatinmidwestcio@gmail.com>; tmpgarden@comcast.net <tmpgarden@comcast.net>; sixgill@comcast.net <sixgill@comcast.net>; Justin Lindley <jdrsr80@gmail.com>; snoelluwcwle@yahoo.com <snoelluwcwle@yahoo.com>; theawood48@gmail.com <theawood48@gmail.com>; MartinazziWoodsCIO@gmail.com <martinazziwoodsocio@gmail.com>; lisacat831@frontier.com <lisacat831@frontier.com>

Cc Megan George <mgeorge@tualatin.gov>; Betsy Ruef <bruef@tualatin.gov>; Teresa M Montalvo <tmontalvo@tualatin.gov>; Aquilla Hurd-Ravich <ahurd-ravich@tualatin.gov>; tualatincio@gmail.com <tualatincio@gmail.com>

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From Madeleine Nelson <mnelson@tualatin.gov>

Date Wed 1/7/2026 9:17 AM

To Sherilyn Lombos <slombos@tualatin.gov>; Don Hudson <dHUDSON@tualatin.gov>; Kevin McConnell <KMcConnell@tualatin.gov>; Heather Heidel <hheidel@tualatin.gov>; Aquilla Hurd-Ravich <ahurd-ravich@tualatin.gov>; Teresa M Montalvo <tmontalvo@tualatin.gov>; Mike McCarthy <mmccarthy@tualatin.gov>; Tony Doran <TDORAN@tualatin.gov>; Hayden Ausland <hausland@tualatin.gov>; Sidaro Sin <ssin@tualatin.gov>; Rich Mueller <rmueller@tualatin.gov>; Tom Steiger <TSteiger@tualatin.gov>; Terrance Leahy <tLeahy@tualatin.gov>; Ernie Castro <ECASTRO@tualatin.gov>; Tom Scott <tscott@tualatin.gov>; Martin Loring <mloring@tualatin.gov>; Lindsey Hagerman <lhagerman@tualatin.gov>; Erin Engman <eengman@tualatin.gov>; Keith Leonard <kleonard@tualatin.gov>; Paul Garcia <pgarcia@tualatin.gov>

Cc planning@sherwoodoregon.gov <planning@sherwoodoregon.gov>; 'schuylw@tigard-or.gov' <schuylw@tigard-or.gov>; bateschell@wilsonvilleoregon.gov <bateschell@wilsonvilleoregon.gov>; pauly@wilsonvilleoregon.gov <pauly@wilsonvilleoregon.gov>; Dyami_Valentine@washingtoncountyor.gov <dyami_valentine@washingtoncountyor.gov>; theresa_cherniak@co.washington.or.us <theresa_cherniak@co.washington.or.us>; deqinfo@deq.state.or.us <deqinfo@deq.state.or.us>; 'landusenotifications@oregonmetro.gov' <landusenotifications@oregonmetro.gov>; 'ODOT_R1_DevRev@odot.oregon.gov' <odot_r1_devrev@odot.oregon.gov>; baldwinb@trimet.org <baldwinb@trimet.org>; LUComments@cleanwaterservices.org <lucomments@cleanwaterservices.org>; McGladrey, Alexander M. <alexander.mcgladrey@tvfr.com>; KHerrod@republicservices.com <kherrod@republicservices.com>; Alexander Pulaski <apulaski@ttsd.k12.or.us>; lburton@ttsd.k12.or.us <lburton@ttsd.k12.or.us>; gbennett@sherwood.k12.or.us <gbennett@sherwood.k12.or.us>; info@theintertwine.org <info@theintertwine.org>; Anneleah@tualatinchamber.com <anneleah@tualatinchamber.com>; OR.METRO.ENGINEERING@ZIPLY.COM <or.metro.engineering@ziply.com>; tod.shattuck@pgn.com <tod.shattuck@pgn.com>

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