



NOTICE OF NEIGHBORHOOD MEETING

September 30, 2020

RE: DESIGN REVIEW AND CONDITIONAL USE PERMIT FOR PROPOSED PRIVATE PARK AT WESTMONT SUBDIVISION

Dear Neighbor,

Pacific Community Design, Inc. is representing the developer of Tract C of the Westmont Subdivision located on tax lot 1S132CD17400, northeast of SW 155th Avenue and SW Scholls Ferry Road intersection and southeast of SW Redbird St. and SW Pelican Way intersection, more specifically shown on the attached map (Attachment A). We are considering a proposal for development of a private park. Prior to applying to the City of Beaverton, we would like to take the opportunity to discuss the proposal in more detail with you.

The purpose of this meeting is to provide a forum for the applicant and surrounding property owners and residents to review the proposal and to identify issues so that such issues may be considered before the formal application is submitted to the City. This meeting gives you the opportunity to share with us any special information you know about the property involved. We will attempt to answer questions which may be relevant to meeting development standards consistent with the City of Beaverton's Community Development Code.

Pursuant to Section 50.30 of the City of Beaverton's Development Code, you are invited to attend a meeting on:

October 20th, 2020, 7:00pm

During the Sexton Mountain/ Neighbors Southwest Neighborhood general meeting

Via Zoom <https://www.beavertonoregon.gov/Archive.aspx?AMID=110&Type=Recent>

This link will take you to the most recent agenda. When the October agenda is uploaded it will include the link and sign on information for the NAC meeting.

All NAC meetings are recorded, archived and displayed on the City of Beaverton's webpage per Oregon State Law.

Please note this meeting will be an informational meeting on preliminary development plans. These plans may be altered prior to submittal of the application to the City. Depending upon the type of land use action required, you may receive official notice from City of Beaverton for you to either participate with written comments and/or an opportunity to attend a public hearing.

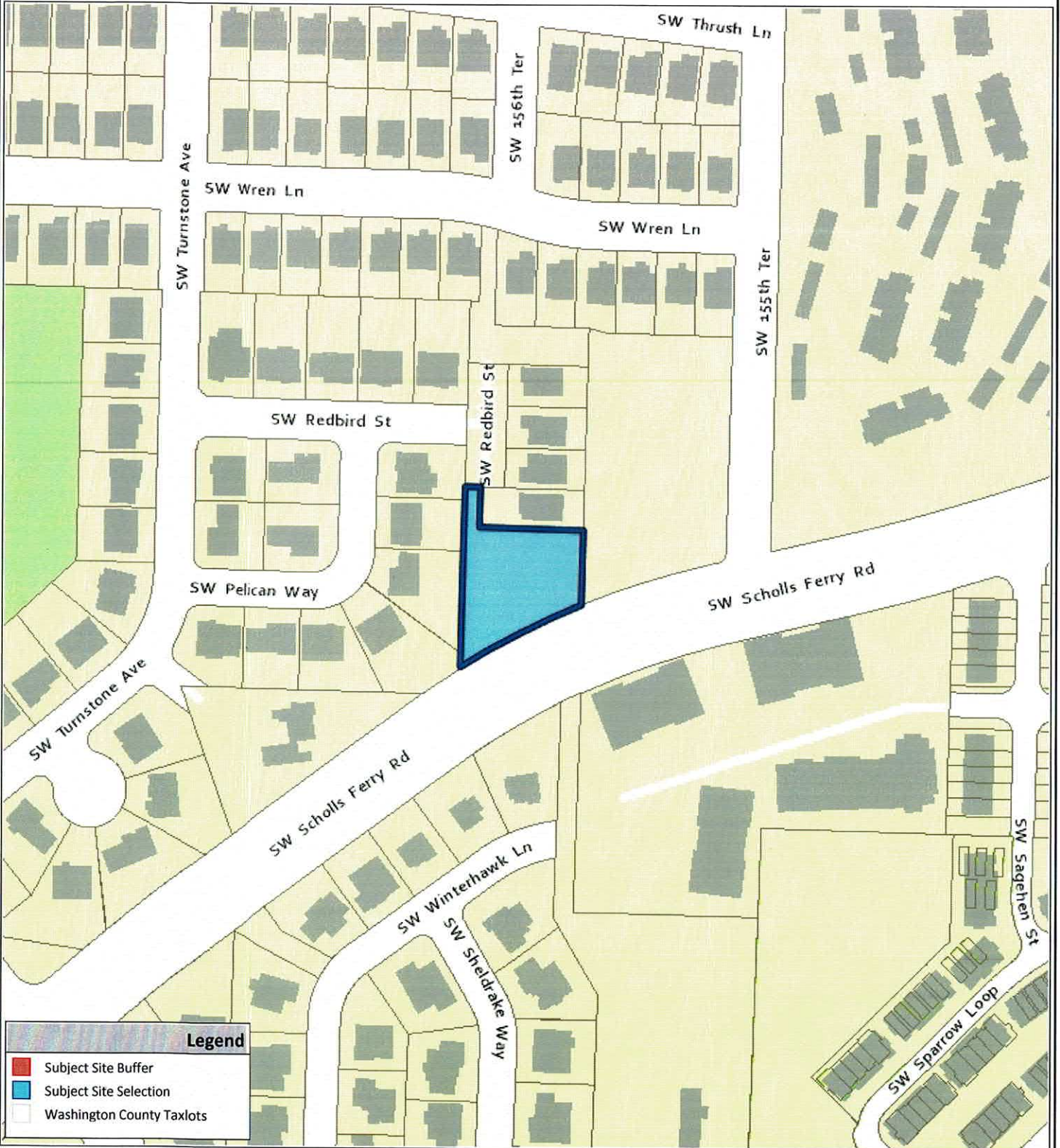
We look forward to more specifically discussing the proposal with you. Please feel free to call me at (503) 941-9484 or fax me at (503) 941-9485 if you have questions.

Sincerely,

Stacy Connery, AICP

Attachments: **A** - *Property Vicinity Map*
B - *Neighborhood Review Meeting Handout #10*

VICINITY MAP



Legend

- Subject Site Buffer
- Subject Site Selection
- Washington County Taxlots



Westmont Private Park

COMMUNITY DEVELOPMENT DEPARTMENT
Planning Division

The information supplied in this application represents the best data available at the time of publication. City of Beaverton GIS makes no claims, representations, or warranties as to its accuracy or completeness.

09/24/2020
Taxlot No:
 1S132CD17400

N

 Application #
 See Notice

- The purpose of this meeting is to introduce a possible development to the surrounding neighbors, businesses and the Neighborhood Association Committee (NAC).
- The City of Beaverton hopes that developers, neighbors and NACs will partner together to build a better community. This meeting is required by the City Development Code, but hopefully we can identify and consider issues constructively in a friendly and neighborly manner.
- Issues raised will be addressed during the application review process, but neighbors should also understand that there are land use requirements related to traffic, access, natural resources, zoning, the Comprehensive Plan, etc. The goal of this meeting is to find a way to meet these requirements and maintain the livability of the area.
- The applicant has a right to develop or change the property involved so long as it is approved by the City and satisfies the City of Beaverton Development Code and the City of Beaverton Comprehensive Plan.
- The meeting will work best if we concentrate on what can be done to minimize the development's impacts on us as neighbors. For rezone requests, we should also focus on whether this is an appropriate zone change.

Here are some meeting guidelines we would like to abide by:

1. Think how the proposal can be improved.
2. Be civil, positive and courteous.
3. Keep the discussion site specific.
4. Focus on what can be done, not on what cannot be done.
5. Allow others to speak before you speak again.