

**CITY OF WEST LINN  
PUBLIC HEARING PLN-18-02**

**This is to notify you that the City of West Linn has proposed Comprehensive Plan Map and Zoning Map changes that may affect the permissible uses of your property.**

On **November 7, 2018, at 6:30 p.m.** in the Council Chambers of City Hall, 22500 Salamo Road, the West Linn Planning Commission will hold a public hearing regarding the adoption of Ordinance Numbers 1688 and 1689. The City of West Linn has determined that adoption of these ordinances may affect the permissible uses of your property and may change the value of your property.

Ordinance Numbers 1688 and 1689 are available for inspection at the West Linn City Hall located at 22500 Salamo Road. Copies of Ordinance Numbers 1688 and 1689 are also available for purchase at a cost of \$0.25 a page after the first five pages. The information is also available on the West Linn website at <https://westlinnoregon.gov/planning/8th-avenue-rezone>. For additional information concerning Ordinance Numbers 1688 and 1689, you may call the West Linn Planning Department at 503-742-6060.

Ordinance Number 1688 proposes amendments to the West Linn Comprehensive Plan Map and Ordinance 1689 proposes amendments to the West Linn Zoning Map.

**You are receiving this notice because you own property along 8<sup>th</sup> Avenue where the proposed map amendments are located. Some properties are proposed to be rezoned from R-10: Single-Family Residential Detached and Mixed-Use Transitional to General Commercial, while other properties are proposed to be rezoned from R-10: Single-Family Residential Detached to Mixed-Use Transitional.**

The hearing will be conducted in accordance with the rules of CDC Section 98.120. Written testimony on this proposed action may be submitted prior to, or at the public hearing. Oral testimony may be presented at the public hearing. At the public hearing, the Planning Commission will receive a staff presentation, and invite both oral and written testimony. The Planning Commission may continue the public hearing to another meeting to obtain additional information, leave the record open, or close the public hearing and take action on the proposed amendments as provided by state law. Failure to raise an issue in person or by letter at some point prior to the close of the hearing, or failure to provide sufficient specificity to afford the decision maker an opportunity to respond to the issue, precludes an appeal to the Land Use Board of Appeals (LUBA) based on that issue.

At least 10 days prior to the hearing, a copy of the proposed amendments and associated staff report will be available for inspection. In addition, the project file PLN-18-02 containing the proposed amendments and related information is available for review at the Planning Department.

Following the hearing, the Planning Commission will make a recommendation to the City Council. **The Council will make a final decision regarding the Planning Commission recommendation following its own public hearing on December 10, 2018 at 6:30 p.m., in the Council Chambers of City Hall, 22500 Salamo Road, West Linn.** For further information, please contact Darren Wyss, Associate Planner, at City Hall, 22500 Salamo Road, West Linn, OR 97068, phone 503-742-6064, or via e-mail at [dwyss@westlinnoregon.gov](mailto:dwyss@westlinnoregon.gov).

City of West Linn – Proposed 8<sup>th</sup> Avenue Rezone  
Affected Properties

Rezone from Mixed-Use Transitional Zone to General Commercial

1600 14<sup>th</sup> Street (3S 1E 02BB 06200)  
1684 12<sup>th</sup> Street (3S 1E 02BA 01000)  
1693 12<sup>th</sup> Street (3S 1E 02BA 00500)  
1841 8<sup>th</sup> Avenue (3S 1E 02BA 01100)  
1975 8<sup>th</sup> Avenue (3S 1E 02BA 00400)  
1995 8<sup>th</sup> Avenue (3S 1E 02BA 00300)  
2005 8<sup>th</sup> Avenue (3S 1E 02BA 00200)  
2015 8<sup>th</sup> Avenue (3S 1E 02BA 00100)

Rezone from Mixed-Use Transitional/R-10 to General Commercial

1800 8<sup>th</sup> Avenue (2S 1E 35C 02200)

Rezone from R-10 to General Commercial

1741 8<sup>th</sup> Avenue (3S 1E 02BA 01600)  
1755 8<sup>th</sup> Avenue (3S 1E 02BA 01500)  
1720 Willamette Falls Drive (3S 1E 02BA 01800)  
1793 Willamette Falls Drive (3S 1E 02BA 01400)  
1820 Willamette Falls Drive (3S 1E 02BA 01300)  
1832 Willamette Falls Drive (3S 1E 02BA 01200)

Rezone from R-10 to Mixed-Use Transitional Zone

1698 8<sup>th</sup> Avenue (3S 1E 02BB 00800)  
1722 8<sup>th</sup> Avenue (3S 1E 02BB 00702)  
1752 8<sup>th</sup> Avenue (3S 1E 02BB 00600)  
1771 8<sup>th</sup> Avenue (3S 1E 02BB 00500)  
1796 8<sup>th</sup> Avenue (3S 1E 02BB 00400)