

Date of this notice: April 13, 2023

We are interested in your comments on a proposed subdivision.

We are mailing you information about this project because you own land within 100 feet of the proposed new project. We invite you to send any written comments regarding the proposal within 14 days from the date of this notice.

Address: 17902 Sue Lane

Property Location: North of Sandy Heights Street, south of Nettie Connett Drive, west of Bluff Road

Legal Property Description: 24E14DA Tax Lot 1308

Applicant: Ron Johnston, Colleen Spurgeon (Township Surveys, LLC)

Property Owner: Ron Johnston

Property's Comprehensive Plan Designation: High Density Residential

Property's Zoning Designation: High Density Residential (R-3)

Application File Number: 22-053 SUB Johnston Park Subdivision 17902 Sue Lane

VICINITY MAP



The applicant, Colleen Spurgeon of Township Surveys, LLC, submitted an application on behalf of the owner, Ron Johnston, to convert an existing mobile home park located at 17902 Sue Lane to a manufactured dwelling subdivision pursuant to Oregon Revised Statutes (ORS) 92.830 through 92.845. The existing mobile home park was approved in 1995 for 16 or 17 mobile home spaces and a stormwater facility (Tract A). After conversion of the mobile home park to a manufactured dwelling subdivision, there will be 16 or 17 separate manufactured home lots that can be individually owned and sold; Tract A will be jointly owned by the owners of each of the 16 or 17 lots.

It is important to note that this application is not subject to the moratorium on development adopted by City Council through Resolution 2022-24 because it doesn't require any new sanitary sewer connections.

Please see the attached site plan included with this notice for more information.

How to provide comments

You can submit written comments either by mail or email. Attached to this notice is a comment sheet you can write on and mail to City Hall. The mailing address is:

Sandy City Hall: Development Services Department
39250 Pioneer Boulevard
Sandy, Oregon 97055

Alternatively, you can email your comments to planning@ci.sandy.or.us.

What to comment on

Because of state laws, the City can only consider ORS 92.830 through 92.845 of Oregon Revised Statutes when deciding to either approve or deny this application. Your comments should state why the application should or should not be approved or include proposed modifications you believe are necessary for approval according to ORS 92.830 through 92.845. Please include the file number (22-053 SUB) in your letter or if you prefer, use the space provided below on the comment sheet.

How to get more information

You are able to review all of the application materials and applicable criteria online at www.ci.sandy.or.us/landuse-applications or you can review them in person at City Hall between 9:00 AM and 4:00 PM, Monday through Friday, at no cost. If you request a copy of the application, a reasonable fee may be required to cover the cost of paper and staff time. For more information on the land use development process in general, please visit www.sandy-speaks.org/development-process.

Decision Process: In order to be approved, this proposal must meet the approval standards and procedures of ORS 92.830 through 92.845. Staff will review and make a decision on this proposal.

Appeal Standing: Prior to the close of the record, if you do not raise a specific issue related to why the application should or should not be approved or fail to provide statements or evidence to allow staff to respond to the issue, you will not be able to appeal the decision based on that particular issue. A notice of the final decision will be mailed to those who submit comments. The notice of decision will also include information regarding your right to appeal the decision.

Staff Contact: Kelly O'Neill Jr.
Development Services Director
Phone: 503-489-2163
Email: planning@ci.sandy.or.us

