

Milwaukie Residential Development Tracking

January 2023

IN PLANNING

Project Name/Address	Neighborhood	File #	# of developable lots (new units)	Status	Related Records
5703-5705 SE Flora Dr	Lewelling	MLP-2022-002; FP-2023-003	2 (0)	Application Submitted	FP-2020-001
4185 SE Filbert St	Ardenwald-Johnson Creek	R-2022-003; FP-2023-001	2 (TBD)	Approved	FP-2019-001
10903 SE Home Ave	Hector Campbell	R-2022-005; FP-2023-002	2 (TBD)	Approved	FP-2020-008
4409 SE Llewelyn	Hector Campbell	R-2018-003; FP-2019-001	1 (3)	Finalized	
10586 & 10610 SE Home	Hector Campbell	R-2021-004	5 (5)	Approved	
10244 SE 43rd	Lewelling	MLP-2018-001; FP-2020-001	1 (3)	Finalized	No SITUS for new lot
5053 SE King	Lewelling	MLP-2021-001; FP-2022-001	2 (2)	Approved	
4215 SE King	Lewelling	MLP-2022-001	1 (N/A)	Approved	
Coho Point 11103 SE Main	Historic Milwaukie	DR-2021-001	(195)	Approved	
Dogwood Station 2206 SE Washington	Historic Milwaukie	VR-2021-017	(55)	Approved	
Hillside Manor 2889 SE Hillside	Ardenwald-Johnson Creek	PD-2021-001	(400)	Approved	
Bonaventure Senior Housing 13333 SE Rusk	Lake Road	CU-2018-003	(170)	Approved	
12E31DD03000	Linwood	S-2018-001; FP-2020-008	6 (6)	Finalized	

Total: 22 developable lots approved, 839 new units approved

IN BUILDING

DEMOLITIONS*:

Address	Neighborhood	File #	# of developable lots created	Status	Related Records
10711 SE Home Ave.	Hector Campbell	601-23-000150-DEMO	1	Application Submitted	
1600 SE Lava Dr.	Historic Milwaukie	601-23-000050-DEMO	1	Permit Issued	
10705 SE 52nd Ave.	Hector Campbell	601-22-001561-DEMO	1	Permit Issued	
2505 SE Stubb St.	North Milwaukie Industrial Area	601-22-001137-DEMO	1	Permit Issued	
9696 SE Omark Dr.	North Milwaukie Industrial Area	601-22-001261-STR-DEMO	1	Permit Issued	
1925 SE Scott St.	Historic Milwaukie	601-22-001504-DEMO	1	Permit Issued	
4411 SE Llewellyn St.	Hector Campbell	601-22-001645-DEMO	1	Permit Issued	

*This list includes full demolitions only

Total: 6 developable lots created

SINGLE-UNIT BUILDINGS:

Address	Neighborhood	File #	# of lots	Status	Related Records
5903 SE Willow St.	Lewelling	601-22-001258-STR-NSFR	1	Permit Issued	
10411 SE 51st	Hector Campbell	601-21-000662-STR-NSFR	1	Revision Withdrawn	R-2019-004
8731 SE 33rd	Ardenwald-Johnson Creek	601-21-002087-STR-NSFR	1	Permit Issued	
8719 SE 33rd	Ardenwald-Johnson Creek	601-21-002088-STR-NSFR	1	Permit Issued	
8732 SE 33rd	Ardenwald-Johnson Creek	601-21-002089-STR-NSFR	1	In Review	
8841 SE 33rd	Ardenwald-Johnson Creek	601-21-002086-STR-NSFR	1	Permit Issued	

Total: 6 new single-unit homes

MULTI-UNIT BUILDINGS:

Project Name/ Address	Neighborhood	File #	# of Units	Status	Related Records
Henley Place 10306 SE Main	Historic Milwaukie	601-21-001555- STR-MUL	178 Units	Permit Issued	Planning: DR-2021-003 Building: 601-21-001555-DEMO-01
Monroe Apts. 10999 SE 37th	Ardenwald- Johnson Creek	601-21-000012- STR-MUL	234 Units	Permit Issued	Planning: DEV-2019-009 Building: 601-21-000013-STR-MUL, 601-21-000015-STR-MUL, 601-21-000018-STR-MUL, 601-21-000019-STR-MUL
Birnam Oaks (Waverly Woods) 10357 SE Waverly	Historic Milwaukie	601-21-001149- STR-MUL	100 Units	Permit Issued	Planning: PD-2020-001
Harmony Road Apts. 6115 SE Harmony	Milwaukie Business Industrial	601-19-001782- STR-MUL	15 Units	Permit Issued	Planning: VR-2018-005

Total: 527 new units on 4 lot

**RECENTLY COMPLETED
CERTIFICATE OF OCCUPANCY (C/O) ISSUED:**

2023

Address	Neighborhood	File #	# of lots	Status	Related Records
5444 SE International Way	Milwaukie Business Industrial	601-21-001056- STR	1	C/O issued 1/20/23	
10582 SE 32nd Ave.	Ardenwald- Johnson Creek	601-22-001060- STR	1	C/O issued 1/09/23	
10712 SE 29th Ave.	Historic Milwaukie	601-21-000218- STR-DUP	1	C/O issued 1/26/23	

Total: 3 C/O issued since 1/31/2023