

Milwaukie Residential Development Tracking

July 2022

IN PLANNING

Project Name/Address	Neighborhood	File #	# of new developable lots (new units)	Status	Notes
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: 18 developable lots approved, 839 new units approved

IN BUILDING

Address	Neighborhood	File #	DEMOLITIONS*: # of developable lots created	Status	Related Records
5903 SE Willow	Lewelling	601-22-000474-STR-DEMO	1	Permit Issued	
*This list includes full demolitions only					

Total: 1 developable lots created

SINGLE-UNIT BUILDINGS:					
Address	Neighborhood	File #	# of lots	Status	Related Records
8731 SE 33rd	Ardenwald-Johnson Creek	601-21-002087-STR-NSFR	1	Ready to Issue	
8719 SE 33rd	Ardenwald-Johnson Creek	601-21-002088-STR-NSFR	1	Ready to Issue	
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	Ready to Issue	
3231 SE Roswell	Ardenwald-Johnson Creek	601-21-000243-STR-NSFR	1	Permit Issued	
8842 SE 32nd	Ardenwald-Johnson Creek	601-20-001508-STR-NSFR	1	Permit Issued	
10411 SE 51st	Hector Campbell	601-21-000662-STR-NSFR	1	Permit Issued	R-2019-004
11523 SE 44th	Hector Campbell	601-21-001547-STR-NSFR	1	Permit Issued	
4229 SE Keil	Hector Campbell	601-21-001582-STR-NSFR	1	Permit Issued	
4273 SE Keil	Hector Campbell	601-21-001520-STR-NSFR	1	Permit Issued	
11356 SE 42nd	Hector Campbell	601-21-001549-STR-NSFR	1	Permit Issued	
10577 SE Riverway	Historic Milwaukie	601-19-000118-STR-NSFR	1	Ready to Issue	
13036 SE Sprout	Lake Road	601-21-001648-STR-NSFR	1	Permit Issued	
13062 SE Sprout	Lake Road	601-21-001656-STR-NSFR	1	Permit Issued	
9313 SE Stanley	Lewelling	601-20-000126-STR-NSFR	1	Permit Issued	
9307 SE 55TH	Lewelling	601-20-001539-MD	1	Permit Issued	R-2019-005

Total: 16 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 lots

RECENTLY COMPLETED CERTIFICATE OF OCCUPANCY (C/O) ISSUED:					
2022					
Address	Neighborhood	File #	# of lots	Status	Related Records
5722 SE Front	Lewelling	601-21-001261- STR-NSFR	1	C/O issued 07/12/22	
4813 SE Barbara Lynn	Lake Road	601-21-001636- STR-NSFR	1	C/O issued 06/22/22	
4913 SE Barbara Lynn	Lake Road	601-21-001642- STR-NSFR	1	C/O issued 06/13/22	
13143 SE Sprout	Lake Road	601-21-001622- STR-NSFR	1	C/O issued 05/05/22	
13159 SE Sprout	Lake Road	601-21-001614- STR-NSFR	1	C/O issued 04/12/22	
13177 SE Sprout	Lake Road	601-21-001606- STR-NSFR	1	C/O issued 04/12/22	
11623 SE 63rd	Linwood	601-20-001606- STR-NSFR	1	C/O issued 03/18/22	
13174 SE Sprout	Lake Road	601-21-001378- STR-NSFR	1	C/O issued 03/10/22	
13146 SE Sprout	Lake Road	601-21-001369- STR-NSFR	1	C/O issued 03/02/22	
3223 SE Roswell	Ardenwald- Johnson Creek	601-20-001507- STR-NSFR	1	C/O issued 02/23/22	
12990 SE Kuehn	Lake Road	601-21-001021- STR-NSFR	1	C/O issued 02/09/22	
11501 SE 44th	Hector Campbell	601-21-000101- STR-NSFR	1	C/O issued 02/02/22	

Total: 12 C/O issued since 2/1/2022