MILWAUKIE PLANNING
10501 SE Main St
Milwaukie OR 97222
503.786.7630
planning@milwaukieoregon.gov

Application Referral

DATE SENT: November 17, 2023 **COMMENTS DUE: December 5, 2023**	**PLANNING COMMISSION HEARING** **TENTATIVE DATE: January 9, 2024**
Site location: 5803 SE Johnson Creek Blvd	**Review type:** Type III
Applicant: Johnson Creek Mini Storage, LLC (Todd Iselin, applicant's representative)	**File #(s):** NCU-2023-001
Applicant phone: 503-656-1942	**Application type(s):** Alteration of Nonconforming Use
Application webpage: https://www.milwaukieoregon.gov/planning/ncu-2023-001	

TO:

- ☒ CD Director
- ☒ Engineering Dev. Rev.
- ☒ Planning Manager
- ☒ Building Official
- ☐ Police Chief
- ☒ PW Director
- ☒ City Manager
- ☒ City Attorney
- ☒ CFD#1: Shawn Olson
- ☒ NDA Chair* & All LUC members: Lewelling
- ☒ NDA Program Manager
- ☐ ODOT: ODOT R1 Development Review
- ☒ Clackamas County Engineering Review
- ☒ Metro: Land Use Notifications
- ☒ TriMet: Transit Development Group
- ☒ Other: NW Natural
- ☐ North Willamette Watershed Dist., ODFW
- ☐ Anita Huffman, DSL Wetlands & Waterways
- ☐ Oregon Parks & Recreation
- ☐ North Clackamas School District
- ☐ Jessica Stead, NCPRD

FROM:

Brett Kelver, Senior Planner, 503-786-7657
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*All referrals are sent by email only unless otherwise noted.

PROPOSAL: **ZONE:** Manufacturing (M)

Convert two of the existing mini-storage units into a manager's office (with restroom) and three smaller storage units, with upgrades to off-street parking and landscaping. No change in use.

Please comment on the following applicable code sections (if no comment, please respond in kind to kelverb@milwaukieoregon.gov):

- Milwaukie Municipal Code (MMC) Section 19.309 Manufacturing Zone (M)
- MMC Chapter 19.600 Off-street Parking & Loading
- MMC Chapter 19.700 Public Facility Improvements
- MMC Section 19.804 Alteration of Nonconforming Uses & Development
- MMC Section 19.1006 Type III Review

PLEASE RESPOND IN WRITING