



PLANNING DEPARTMENT
 6101 SE Johnson Creek Blvd
 Milwaukie OR 97206

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 E-MAIL: planning@milwaukieoregon.gov

Application Referral

DATE SENT: January 26, 2018	PLANNING COMMISSION HEARING
COMMENTS DUE: February 9, 2018	TENTATIVE DATE: March 13, 2018
Site location: 2301 SE Willard St	Review type: Type III
Applicant: North Clackamas School District	File #(s): CSU-2017-007, VR-2017-012, P-2017-001
Applicant phone: (503) 545-1907 (Andrew Tull at 3J Consulting)	Application type(s): Major modification to Community Service Use, Variance Request, Parking Determination
Application webpage: https://www.milwaukieoregon.gov/planning/csu-2017-007	

TO:

- CD Director (e-copy)
- Engineering Dept. Alex Roller, Engineering Tech. II
- Building Official (e-copy) Police Chief
- Planning Director City Attorney (e-copy)
- City Manager PW Director
- CFD#1: Matt Amos
- NDA Chair & LUC: Historic Milwaukie, Lake Road
- NDA Program Manager (cover sheet)
- Design & Landmarks Committee
- Clackamas County: Kenneth Kent (electronic copy)
- Metro: Paulette Copperstone (electronic copy)
- ODOT: ODOT R1 Development Review (e-copy)

FROM:

Brett Kelper, Associate Planner, 503-786-7657
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- Other: Keith Liden, consulting planner
- TriMet: Transit Development Group (electronic copy)

PROPOSAL:

ZONE(s): R-2 (with R-1-B & DMU)

Major modifications to existing school site, including demolition and replacement of main classroom building, reconfiguration of existing parking lot and replacement of softball field with new parking lot, extensive remodeling of Commons Building, and updates to main athletic field. Proposal includes temporary location of modular classrooms on athletic field for duration of project.

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

- Milwaukie Municipal Code (MMC) Section 19.904 Community Service Uses
- MMC Section 19.302 Medium and High Density Residential Zones (incl. R-2 and R-1-B)
- MMC Section 19.304 Downtown Zones (incl. DMU)
- MMC Chapter 19.500 Supplementary Development Regulations
- MMC Chapter 19.600 Off-Street Parking and Loading
- MMC Chapter 19.700 Public Facility Improvements
- MMC Chapter 19.800 Nonconforming Uses and Development
- MMC Section 19.911 Variances
- MMC Section 19.1006 Type III Review