



Planning Division  
City of Bend  
P.O. Box 431  
Bend, OR 97709

04638500023



## NOTICE OF PENDING ADMINISTRATIVE REVIEW

The City of Bend received the following application for a limited land use decision. This application will be processed in accordance with BDC 4.1.400, Type II Applications. Any person may comment in writing.

MOUNTAIN VIEW NEIGHBORHOOD ASSOCIATION  
CAROL ELWOOD  
1917 NE HIGHER GROUND AVE  
BEND, OR 97701-6487

**PROJECT NUMBER:** PZ-18-0995

**APPLICANT:** Hayden Homes  
246 SW Glacier Place, Suite 110  
Redmond, OR 97756

**ENGINEER:** HA McCoy Engineering  
c/o Brandon Grip  
1180 SW Lake Road, Suite 201  
Redmond, OR 97756

**LOCATION:** 1843 NE Kristi Court, Bend; further identified on Assessor's Map 17-12-27DD as Tax Lot 4130

**REQUEST:** Type II Modification of Approval application to amend Condition of Approval #16 of previously approved PZ 15-1005 to allow a 15-foot rear setback for Lot 36, on a .10 acre lot in the RS Zone.

**STAFF REVIEWER:** Brian Harrington, AICP, Senior Planner  
541-388-5543, bharrington@bendoregon.gov

Comments must be directed toward the criteria that apply to this request, and must **reference the project number**. Failure to raise an issue with sufficient specificity to afford the decision maker an opportunity to respond to the issue, precludes appeal based on that issue. Written comments may be emailed to the Staff Reviewer listed above, or by mail to the City of Bend Planning Division, 710 NW Wall St., Bend, Oregon 97703. Written comments must be received or postmarked by **February 21, 2019**.

The application, plans, documents, and other evidence submitted by or on behalf of the applicant can be viewed in ePlans from the Planning Division page on the City of Bend website at [www.bendoregon.gov](http://www.bendoregon.gov). Select the **Public Viewer for Planning Permits** link from the ePlans page and enter the project number in the ePlans search bar to find the project. You may need to disable your pop-up blocker for this site as it can prevent ePlans from opening. Copies can also be obtained at a reasonable cost from the City of Bend Permit Center, City Hall, 710 NW Wall Street, Bend, Oregon. If you have questions or need help to access the project in ePlans, please contact the Staff Reviewer listed above, or call (541) 388-5580 and choose Option 3 for the planner on duty.

The applicable criteria are listed below and are available for review using the following link: <http://www.codepublishing.com/OR/bend/>. Copies of the criteria can also be obtained for a reasonable cost from the City of Bend Permit Center, 710 NW Wall Street, Bend, Oregon.

### MATERIALS IN ALTERNATE FORMAT REQUEST



#### Accommodation Information for People with Disabilities

To obtain this information in an alternate format such as Braille, large print, electronic formats, etc. please contact the Staff Reviewer listed above. Relay Users Dial 7-1-1.

### APPLICABLE CRITERIA, STANDARDS, AND PROCEDURES:

#### Bend Development Code

##### Criteria

Chapter 4.3, Subdivisions, Partitions, Replats and Property Line Adjustments

##### Standards

Chapter 2.1, Residential Districts

Chapter 3.1, Lot, Parcel and Block Design, Access and Circulation

Chapter 3.2, Landscaping, Street Trees, Fences and Walls

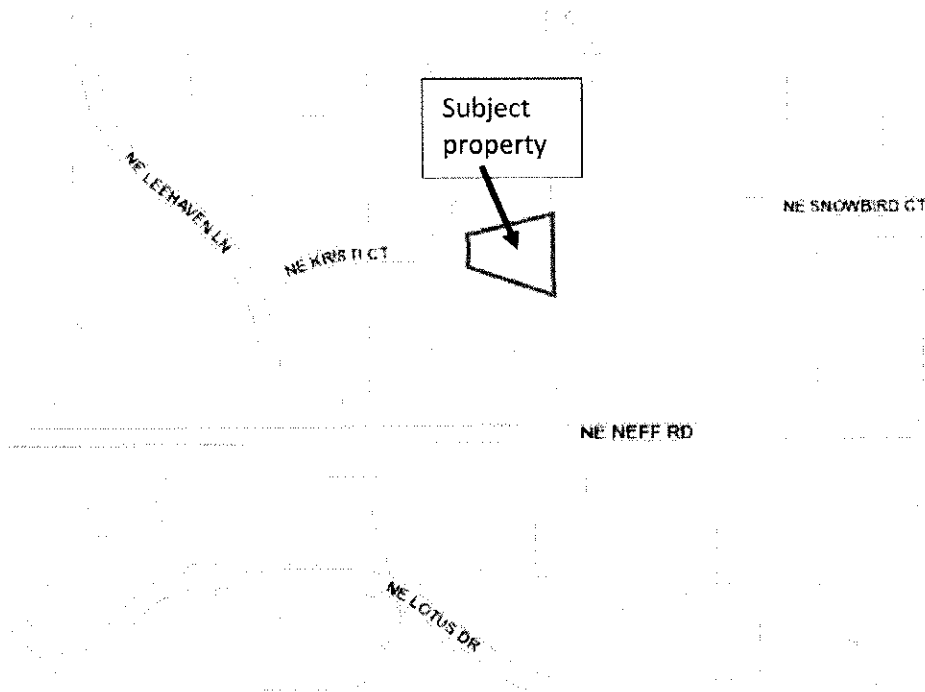
Chapter 3.4, Public Improvement Standards

Chapter 3.5, Other Design Standards

Chapter 4.7, Transportation Analysis

##### Procedures

Chapter 4.1, Development Review and Procedures



I, Sheila Pyott, certify that a copy of this notice was mailed to all property owners of record within 250 feet of the subject site, as well as the representative for the Mountain View and Orchard District Neighborhood Association(s). A copy of the mailing list is attached to this notice in the **Outgoing Notice Records** folder in ePlans.

Sheila Pyott Signature: Sheila Pyott