



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

NOTICE OF DECISION

The City of Bend Planning Division approved an application for Site Plan Review and Waiver of Public Improvement Standards. You are receiving this notice because you submitted comments to the City regarding this project. If you have questions, please contact the staff reviewer.

PROJECT NUMBER: PL20-0839 (Site Plan Review)
PLMISC20210043 (Waiver of Public Improvement Standards)
(in [Online Permit Center Portal](#))

**APPLICANT/
OWNER:** Smolich Properties LLC
1865 NE Hwy 20 (on hold)
Bend, OR 97701

**ENGINEER/
CONTACT:** LB Engineering
c/o Scott Karl
1902 NE 4th St
Bend, OR 97701

LOCATION: 1865 NE Hwy 20, Tax Lot 201 on Assessor's Map #17-12-34CD.

ZONE: General Commercial (CG) – development area only

COMP PLAN: CG – development area only

REQUEST: A Type II Phased Site Plan application for a 2 phase commercial development for a vehicle inventory area (Phase 1) and a 15,000 sq. ft. building (Phase 2) in the CG Zone and an associated Waiver to Public Improvement Standards for a reduced right-of-way width and sidewalk on one side only and a second water service.

**STAFF
REVIEWERS:** Karen Swenson, AICP, Senior Planner
541-388-5567; kswenson@bendoregon.gov

Austin Somheygi, Engineering Associate
541-323-8555; asomheygi@bendoregon.gov

The decision can be viewed in the [Online Permit Center Portal](#) on the City of Bend website at

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.

www.bendoregon.gov/permitcenter. Open the Portal and select the *Application Search* link under the Planning & Historic header, then enter the project number in the search bar to find the project. The decision can be found at the bottom of the project page under Documents and Images.

A copy can also be obtained by contacting the staff reviewer listed above, or at a reasonable cost from the City of Bend Permit Center, City Hall, 710 NW Wall Street, Bend, Oregon.

This decision may be appealed by filing a notice of appeal with the Planning Division within 12 days of the date this notice was mailed. An appeal application must be submitted to the City of Bend Permit Center along with the appeal fee in accordance with BDC 4.1.1115. The appeal application can be found under **Submittal Items** on the [Planning Division](#) page of City of Bend website.

If you have questions or need help to access the project in the Online Permit Center Portal, please contact the Staff Reviewer listed above or call (541) 388-5580 and choose Option 3 for the planner on duty.

I, Sheila Pyott, certify that a copy of this notice was mailed to each of the parties to the record, as well as the representative for the Larkspur and Mountain View Neighborhood Association(s). A copy of the mailing list is attached to this notice under Documents and Images for the project in the [Online Permit Center Portal](#) under Outgoing Notice Records.

Sheila Pyott Signature: 

Sheila Pyott, Planning Technician

Cc: COB addressing, fire, transportation; scott@lbeng.com

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