

**From:** [DLCD Plan Amendments](#)  
**To:** [Erin Engman](#)  
**Subject:** Confirmation of PAPA Online submittal to DLCD  
**Date:** Friday, March 1, 2024 1:43:03 PM

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## **Tualatin**

Your notice of a proposed change to a comprehensive plan or land use regulation has been received by the Oregon Department of Land Conservation and Development.

Local File #: PTA 24-0001: Short-Term Priority Code Bundle

DLCD File #: [001-24](#)

Proposal Received: 3/1/2024

First Evidentiary Hearing: 4/22/2024

Submitted by: eengman

If you have any questions about this notice, please reply or send an email to [plan.amendments@dlcd.oregon.gov](mailto:plan.amendments@dlcd.oregon.gov).

# PamplinMediaGroup

## -Ad Proof-

This is the proof of your ad, scheduled to run on the dates indicated below. Please proofread carefully, and if changes are needed, please contact Kristine Humphries prior to deadline at (971) 204-7785 or [khumphries@pamplinmedia.com](mailto:khumphries@pamplinmedia.com).

<p><b>Date:</b> 03/05/24 <b>Account #:</b> 146536 <b>File #:</b> <b>Company Name:</b> TUALATIN, CITY OF <b>Contact:</b> LINDSEY HAGERMAN <b>Address:</b> 10699 SW HERMAN RD TUALATIN  <b>Telephone:</b> (503) 691-3053 <b>Fax:</b></p>	<p><b>Ad ID:</b> 318995 <b>Start:</b> 04/03/24 <b>Stop:</b> 04/04/24  <b>Total Cost:</b> \$68.91 <b>Columns Wide:</b> 1  <b>Ad Class:</b> 1216 <b>Phone #</b> (971) 204-7785 <b>Email:</b> <a href="mailto:khumphries@pamplinmedia.com">khumphries@pamplinmedia.com</a>  <b>Amount Due:</b> \$68.91</p>
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### Run Dates

The Times04/04/24

**NOTICE OF HEARING  
CITY OF TUALATIN, OREGON**

NOTICE IS HEREBY GIVEN that a public hearing will be held before the Tualatin City Council at 7:00 p.m., Monday, April 22, 2024, at the Tualatin Service Center.

**You are invited to attend and participate in the public hearing.**

PTA 24-0001: The City of Tualatin is proposing a Plan Text Amendment (PTA) to Chapters 39, 53, 54, 57, and 80 of the Tualatin Development Code to expand and modernize permitted land uses in various commercial zoning districts in support of economic enterprise.

**The public is invited to comment by e-mail, writing or by testifying at the hearing.** Written comments can be made by email to [planning@tualatin.gov](mailto:planning@tualatin.gov) or submitted at the hearing. Failure to raise an issue at the hearing or in writing or to provide sufficient specificity to afford the City Council an opportunity to respond to the issue precludes appeal to the Land Use Board of Appeals (LUBA). Legislative hearings begin with the Mayor opening the hearing, presentation of the staff report, public testimony, questions of staff or anyone who testified by Council, after which the Mayor closes the public hearing, and Council may then deliberate to a decision and a motion would be made to either approve, deny, or continue the public hearing. The time of individual testimony may be limited.

For those who would prefer to make verbal comment at the hearing, there are two options:

- **Zoom teleconference.** Instructions on how to provide comment will be provided during the meeting itself.

- Full instructions and a current link are available at: <https://www.tualatinoregon.gov/citycouncil/council-meetings>

- **Attend in person at the Tualatin Service Center** at 10699 SW Herman Road, Tualatin, Oregon

To view application materials visit: <https://www.tualatinoregon.gov/planning/pta-24-000-short-term-priority-code-bundle>

A staff report will available seven day prior to the public hearing. This meeting and any materials being considered can be made accessible upon request.

**To grant the amendment,** Council must find the proposal meets the applicable criteria of the Oregon Statewide Planning Goals, Division 11 of the Oregon Administrative Rules Chapter 660, and Tualatin Development Code Section 33.070.

CITY OF TUALATIN, OREGON

Published April 4, 2024.

TT318995

**From:** [Erin Engman](#)  
**To:** [cityofdurham@comcast.net](mailto:cityofdurham@comcast.net); [rsmith@ci.king-city.or.us](mailto:rsmith@ci.king-city.or.us); [planning@lakeoswego.citymanager@cityofrivergrove.com](mailto:planning@lakeoswego.citymanager@cityofrivergrove.com); [planning@sherwoodoregon.gov](mailto:planning@sherwoodoregon.gov); [TomM@tigard-or.gov](mailto:TomM@tigard-or.gov); [bateschell@ci.wilsonville.or.us](mailto:bateschell@ci.wilsonville.or.us); [neamtzu@ci.wilsonville.or.us](mailto:neamtzu@ci.wilsonville.or.us); [kenken@clackamas.us](mailto:kenken@clackamas.us); [naomi\\_vogel@co.washington.or.us](mailto:naomi_vogel@co.washington.or.us); [theresa\\_cherniak@co.washington.or.us](mailto:theresa_cherniak@co.washington.or.us); [deqinfo@deg.state.or.us](mailto:deqinfo@deg.state.or.us); [landusenotifications@oregonmetro.gov](mailto:landusenotifications@oregonmetro.gov); [ODOT\\_R1\\_DevRev@odot.state.or.us](mailto:ODOT_R1_DevRev@odot.state.or.us); [baldwinb@trimet.org](mailto:baldwinb@trimet.org); [LUComments@cleanwaterservices.org](mailto:LUComments@cleanwaterservices.org); [kherrod@republicservices.com](mailto:kherrod@republicservices.com); [info@theintertwine.org](mailto:info@theintertwine.org); [Caitlyn@tualatinchamber.com](mailto:Caitlyn@tualatinchamber.com); [OR.METRO.ENGINEERING@ZIPLY.COM](mailto:OR.METRO.ENGINEERING@ZIPLY.COM); [tod.shattuck@pgn.com](mailto:tod.shattuck@pgn.com); [brandon.fleming@pgn.com](mailto:brandon.fleming@pgn.com); [kenneth.spencer@pgn.com](mailto:kenneth.spencer@pgn.com); [Steven.Monier@nwnatural.com](mailto:Steven.Monier@nwnatural.com); [icrawford@wccca.com](mailto:icrawford@wccca.com); [McGladrey, Alexander M.](#)  
**Cc:** [Erin Engman](#); [Steve Koper](#)  
**Subject:** Notice of Hearing: PTA 24-0001 Short-Term Priority Code Bundle  
**Date:** Monday, March 18, 2024 8:35:00 AM

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## NOTICE OF HEARING AND OPPORTUNITY TO COMMENT

**NOTICE IS HEREBY GIVEN** that a public hearing will be held before the Tualatin City Council at 7:00 p.m., Monday April 22, 2024, at the Tualatin Service Center.

**You are invited to attend and participate in the public hearing.** Under consideration is Plan Text Amendment (PTA 24-0001) known as the Short-Term Priority Code Bundle. The project would amend Chapters 39, 53, 54, 57, and 80 of the Tualatin Development Code to expand and modernize permitted land uses in various commercial zoning districts in support of economic enterprise.

**The public is invited to comment by e-mail, writing or by testifying at the hearing.** Written comments can be made by email to [planning@tualatin.gov](mailto:planning@tualatin.gov) or submitted at the hearing. Failure to raise an issue at the hearing or in writing or to provide sufficient specificity to afford the City Council an opportunity to respond to the issue precludes appeal to the Land Use Board of Appeals (LUBA). Legislative hearings begin with the Mayor opening the hearing, presentation of the staff report, public testimony, questions of staff or anyone who testified by Council, after which the Mayor closes the public hearing, and Council may then deliberate to a decision and a motion would be made to either *approve*, *deny*, or *continue* the public hearing. The time of individual testimony may be limited.

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- **Zoom teleconference.** Instructions on how to provide comment will be provided during the meeting itself.
  - Full instructions and a current link are available at:

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**To view application materials visit:** <https://www.tualatinoregon.gov/planning/pta-24-000-short-term-priority-code-bundle>. A staff report will be available seven days prior to the public hearing and published at: [www.tualatinoregon.gov/meetings](http://www.tualatinoregon.gov/meetings). This meeting and any materials being considered can be made accessible upon request.

**To grant the amendment,** Council must find the proposal meets the applicable criteria of the Oregon Statewide Planning Goals, Oregon Administrative Rules Chapter 660, Metro Code, and Tualatin Development Code Section 33.070.

**Erin Engman, AICP**

Senior Planner

City of Tualatin | Planning Division

503.691.3024 | [www.tualatinoregon.gov](http://www.tualatinoregon.gov)

**From:** [Erin Engman](#)  
**To:** ["riverparkcio@gmail.com"](mailto:riverparkcio@gmail.com); ["jasuwiz@gmail.com"](mailto:jasuwiz@gmail.com); ["christine@newmountaingroup.com"](mailto:christine@newmountaingroup.com); ["rockybixby@hotmail.com"](mailto:rockybixby@hotmail.com); ["katepinamonti@hotmail.com"](mailto:katepinamonti@hotmail.com); ["cynmartz12@gmail.com"](mailto:cynmartz12@gmail.com); ["daniel@bachhuber.co"](mailto:daniel@bachhuber.co); ["cio.east.west@gmail.com"](mailto:cio.east.west@gmail.com); ["doug\\_ulmer@comcast.net"](mailto:doug_ulmer@comcast.net); ["keenanwoods7@gmail.com"](mailto:keenanwoods7@gmail.com); ["keenanwoods7@gmail.com"](mailto:keenanwoods7@gmail.com); ["dana476@gmail.com"](mailto:dana476@gmail.com); ["crowell248@gmail.com"](mailto:crowell248@gmail.com); ["tualatinmidwestcio@gmail.com"](mailto:tualatinmidwestcio@gmail.com); ["tmpgarden@comcast.net"](mailto:tmpgarden@comcast.net); ["sixgill@comcast.net"](mailto:sixgill@comcast.net); ["jdrs80@gmail.com"](mailto:jdrs80@gmail.com); ["snoelluwicw@yahoo.com"](mailto:snoelluwicw@yahoo.com); ["danytyrell@gmail.com"](mailto:danytyrell@gmail.com); ["MartinazziWoodsCIO@gmail.com"](mailto:MartinazziWoodsCIO@gmail.com); ["solson.1827@gmail.com"](mailto:solson.1827@gmail.com); ["delmoore@frontier.com"](mailto:delmoore@frontier.com); ["jamison.l.shields@gmail.com"](mailto:jamison.l.shields@gmail.com); ["ClaudiaSterling68@gmail.com"](mailto:ClaudiaSterling68@gmail.com); ["abuschert@gmail.com"](mailto:abuschert@gmail.com); ["roydloop@gmail.com"](mailto:roydloop@gmail.com); ["Tualatinibachcio@gmail.com"](mailto:Tualatinibachcio@gmail.com); ["Parsons.Patricia@outlook.com"](mailto:Parsons.Patricia@outlook.com); ["afbohn@gmail.com"](mailto:afbohn@gmail.com); ["edkcnw@comcast.net"](mailto:edkcnw@comcast.net); ["fiskelady@hotmail.com"](mailto:fiskelady@hotmail.com); ["clinefelters@outlook.com"](mailto:clinefelters@outlook.com); ["byromcio@gmail.com"](mailto:byromcio@gmail.com); ["timneary@gmail.com"](mailto:timneary@gmail.com); ["jujuheir@aol.com"](mailto:jujuheir@aol.com); ["dtcme99@comcast.net"](mailto:dtcme99@comcast.net); ["katzmari22@gmail.com"](mailto:katzmari22@gmail.com); ["mwestenhaver@hotmail.com"](mailto:mwestenhaver@hotmail.com); ["tualatincommercialcio@gmail.com"](mailto:tualatincommercialcio@gmail.com); ["tualatincommercialcio@gmail.com"](mailto:tualatincommercialcio@gmail.com); ["scottm@capacitycommercial.com"](mailto:scottm@capacitycommercial.com); ["scottm@capacitycommercial.com"](mailto:scottm@capacitycommercial.com); ["ksdrangsholt@yahoo.com"](mailto:ksdrangsholt@yahoo.com); ["christine@newmountaingroup.com"](mailto:christine@newmountaingroup.com); ["robertekellogg@yahoo.com"](mailto:robertekellogg@yahoo.com); ["sonyanybergrygh@gmail.com"](mailto:sonyanybergrygh@gmail.com)  
**Cc:** [Megan George](#); [Betsy Ruef](#)  
**Subject:** Notice of Hearing: PTA 24-0001 Short-Term Priority Code Bundle  
**Date:** Monday, March 18, 2024 8:39:00 AM

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**Erin Engman, AICP**

Senior Planner

City of Tualatin | Planning Division

503.691.3024 | [www.tualatinoregon.gov](http://www.tualatinoregon.gov)

**From:** [Erin Engman](#)  
**To:** [Kim McMillan \(kcmcmillan@tualatin.gov\)](#); [Mike McCarthy](#); [Mike McCarthy](#); [Tony Doran](#); [Hayden Ausland](#); [Terrance Leahy](#); [Sherilyn Lombos](#); [Don Hudson](#); [Heather Heidel](#); [Kevin McConnell](#); [Rich Mueller](#); [Tom Steiger](#); [Martin Loring](#); [Tom Scott](#)  
**Cc:** [Erin Engman](#); [Ext - Planning](#)  
**Subject:** Notice of Hearing: PTA 24-0001 Short-Term Priority Code Bundle  
**Date:** Monday, March 18, 2024 8:37:00 AM

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## NOTICE OF HEARING AND OPPORTUNITY TO COMMENT

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**Erin Engman, AICP**

Senior Planner

City of Tualatin | Planning Division

503.691.3024 | [www.tualatinoregon.gov](http://www.tualatinoregon.gov)

**From:** [Erin Engman](#)  
**To:** [Sandra Rollinson](#); [susan noack](#); [Bob Durgan](#); [Doug Childs](#); [Kent Steve Koper](#); [Kim McMillan \(kmcmillan@tualatin.gov\)](mailto:kmcmillan@tualatin.gov)  
**Subject:** Short-Term Priority Code Bundle (PTA 24-0001)  
**Date:** Thursday, March 14, 2024 4:23:00 PM

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Dear Property and Business Owners,

We hope this email finds you well. The City of Tualatin is proposing a Plan Text Amendment to Chapters 39, 53, 54, 57, and 80 of the Tualatin Development Code to expand and modernize permitted land uses in various commercial zoning districts in support of economic enterprise. This project is known as the Short-Term Priority Code Bundle (PTA 24-0001).

As part of the amendment process, the public and interested stakeholders have an opportunity to provide comments that help the City make informed decisions. If you would like to provide comments on the Short-Term Priority Code Bundle project, please follow these instructions:

1. **Review the Proposal:** Take the time to review the proposed changes to the development code. You can access the full text of the proposal and accompanying documents on the [City of Tualatin's official website](#).
2. **Prepare Your Comments:** Consider how the proposed changes may impact your property and the surrounding area. Formulate your comments, support, or concerns in a clear and concise manner.
3. **Submit Your Feedback:** There are several ways to submit your comments:
  - **Email:** Send an email to [eengman@tualatin.gov](mailto:eengman@tualatin.gov) with the subject line " Short-Term Priority Code Bundle Comments." Please include your name, contact information, and property address in your email.
  - **Written Letter:** Mail your comments to City of Tualatin c/o Erin Engman, 10699 SW Herman Road, Tualatin, OR 97062. Ensure that your letter reaches us before April 5, 2024.
  - **Public Hearing:** Voice your comments directly to the decision-makers by attending the following meetings. These meetings are held in a hybrid format and provide flexibility to attend in-person at 10699 SW Herman Road or virtually using Zoom. Meeting packets include virtual instruction and are posted seven days prior to the meeting date.
    - Planning Commission on [March 20](#) at 6:30 pm
    - City Council on [April 22](#) at 7 pm

Your participation in this process is valuable, and we thank you in advance for your contributions in shaping the future of Tualatin. Should you have any questions or require further assistance, please do not hesitate to contact me.

Sincerely,

**Erin Engman, AICP**

Senior Planner

City of Tualatin | Planning Division

