

**DEVELOPMENT REVIEW BOARD  
RESOLUTION NO. 406**

**A RESOLUTION ADOPTING FINDINGS RECOMMENDING APPROVAL TO CITY COUNCIL OF ANNEXATION OF APPROXIMATELY 11.17 ACRES AND ZONE MAP AMENDMENT FROM RURAL RESIDENTIAL FARM FOREST 5-ACRE (RRFF-5) TO RESIDENTIAL NEIGHBORHOOD (RN) OF APPROXIMATELY 10.94 ACRES, AND ADOPTING FINDINGS AND CONDITIONS APPROVING A STAGE 1 PRELIMINARY PLAN, STAGE 2 FINAL PLAN, SITE DESIGN REVIEW OF PARKS AND OPEN SPACE, TENTATIVE SUBDIVISION PLAT, TYPE C TREE PLAN, ABBREVIATED SROZ MAP VERIFICATION, AND ABBREVIATED SRIR REVIEW FOR A 19-LOT RESIDENTIAL SUBDIVISION.**

WHEREAS, an application, together with planning exhibits for the above-captioned development, has been submitted by Dan Grimberg, West Hills Land Development LLC – Applicant and Donnie L. Martin (TLID 2800 and 3500) and Douglas E. and Colleen R. George (TLID 2801) – Owners in accordance with the procedures set forth in Section 4.008 of the Wilsonville Code, and

WHEREAS, the subject site is located at 7480 and 7500 SW Frog Pond Lane on Tax Lots 2800, 2801, and 3500, and a portion of SW Frog Pond Lane right-of-way, Section 12D, Township 3 South, Range 1 West, Willamette Meridian, Clackamas County, Oregon, and

WHEREAS, the Planning Staff has prepared the staff report on the above-captioned subject dated August 15, 2022, and

WHEREAS, said planning exhibits and staff report were duly considered by the Development Review Board Panel B at a scheduled meeting conducted on August 22, 2022, at which time exhibits, together with findings and public testimony were entered into the public record, and

WHEREAS, the Development Review Board considered the subject and the recommendations contained in the staff report, and

WHEREAS, interested parties, if any, have had an opportunity to be heard on the subject.

NOW, THEREFORE, BE IT RESOLVED that the Development Review Board of the City of Wilsonville does hereby adopt the staff report dated August 15, 2022, attached hereto as Exhibit A1, with findings and recommendations contained therein, and authorizes the Planning Director to issue permits consistent with said recommendations for:

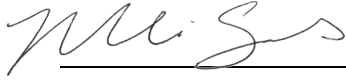
DB22-0003 Frog Pond Terrace: Annexation (ANNX22-0002), Zone Map Amendment (ZONE22-0003), Stage 1 Preliminary Plan (STG122-0003), Stage 2 Final Plan (STG222-0003), Site Design Review of Parks and Open Space (SDR22-0003), Tentative Subdivision Plat (SUBD22-0002), Type C Tree Plan (TPLN22-0002), Abbreviated SROZ Map Verification (SROZ22-0005), and Abbreviated SRIR Review (SRIR22-0003).

ADOPTED by the Development Review Board of the City of Wilsonville at a regular meeting thereof this 22<sup>nd</sup> day of August, 2022, and filed with the Planning Administrative Assistant on August 23, 2022. This resolution is final on the 15<sup>th</sup> calendar day after the postmarked date of the written notice of decision per WC Sec 4.022(.09) unless appealed per WC Sec 4.022(.02) or called up for review by the Council in accordance with WC Sec 4.022(.03).

*Nicole Hendrix*

Nicole Hendrix, Chair - Panel B  
Wilsonville Development Review Board

Attest:



M. Simmons for Shelley White

Shelley White, Planning Administrative Assistant