

NOTICE OF A PUBLIC HEARING

A public hearing will be held before the
GRESHAM HEARINGS OFFICER regarding a proposal for:

Hogan Butte Nature Park -- Phase I

Applicant: City of Gresham

File No.: SUR3/MIS/TR/VR3 16-26000188

Location: Top of Hogan Butte at terminus of Gabbert

State ID: 1S3E22A 00400; 1S3E22BA 00100, 00400, 02000,
02100; 1S3E22BD 03500, 03600

Districts and Overlays: VLDR-SW, ESRA-SW, HCA & HPCD

Project Name: Hogan Butte Nature Park Phase I

City Staff Representative: Ken Onyima, Senior Planner,
503-618-2521, or Sarale Hickson, Asst. Planner, 503-618-2804

Review: Special Use Review for development of a park with
Special Purpose Overlay Districts, including a Major Variance to
allow additional incursion into the Habitat Conservation Area
(HCA) on one lot; and removal of 20 trees within the HCA.

Comments: Any person may submit comments in writing prior to or
at the hearing, or persons may present oral comments at the hearing.
Only persons participating verbally or in writing may appeal. Hearing
testimony and evidence must address applicable criteria or other
criteria a person believes apply. Failure to specify criteria you are
addressing or provide specific information to enable the decision
authority to respond may preclude appeal based on that criterion.

Failure of the applicant to raise constitutional or other issues relating
to proposed conditions of approval in enough detail to allow the
Hearings Officer to respond may preclude action for damages in circuit
court.

Hearing Process:

- City Staff presents a staff report
- Applicant presents his or her proposal
- Public testimony is taken
- Hearings Officer deliberates and decides on the application

Visit www.GreshamOregon.gov or contact staff for more information.

Meeting Details:

Thursday, Sept. 8, 2016 - 9:30 AM

Gresham City Council Chambers – Public
Safety & Schools Building
1333 NW Eastman Parkway
Gresham OR 97030

Applicable Code Review Criteria:

Procedures - 11.0100, 11.0200, 11.0500,
11.1000.

Standards -

- Definitions/ Classifications - Article 3;
- **VLDR-SW** - 4.1504, 4.1507-4.1529, 4.1564-
4.1568; **ESRA-SW** - 4.1570-4.1594;
- **Special Districts:** HPCD - 5.0200; HCA -
5.0400;
- **Special Use Review** - 8.0103, 8.0142,
8.0143, 8.0147;
- **Tree Regulations** - 9.1000;
- **Major & Minor Variances** - 10.1510,
10.1530;
- **Other Requirements: Buffers/Screening** -
9.0100; **Neighborhood Circulation** -
9.0701-9.0710; and
- **Public Facilities**-Appendix 5.000 (as
applicable).

Application Materials:

- Staff report is available 7 days before the
hearing at no cost.
- Applications and evidence submitted by
applicant are available for review. Copies may
be obtained at cost.

CITY OF
GRESHAM

OL0816-19
8/16/2016