



CITY OF BEAVERTON
Community Development Department
Development Services Division
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PUBLIC HEARING NOTICE

includes revised notice date for Planning Commission hearing

Hearing Date: October 28, 2009 Hearing Body: Planning Commission
Hearing Date: October 29, 2009 Hearing Body: Board of Design Review---

Project Name: **Car Max Auto Sales**

Case File No.: **CU 2009-0009, DR 2009-0076**

Summary of Application: The applicant proposes an auto sales dealership which includes new buildings for auto sales, auto service, parking and auto storage. The existing Malibu Grand Prix business would be removed from the site. The proposal includes related landscaping, parking and lighting improvements. The proposal includes a request for Conditional Use approval for a Major Auto Services use; that being a mechanical car wash for use by CarMax not used by the public.

The Conditional Use – New Major Auto Service use request will be considered by the Planning Commission. The Design Review request for the design of proposed buildings, landscaping, lighting and other site design matters will be considered by the Board of Design Review.

Project Location: The site is located at 9405 SW Cascade Blvd. The site is described by the Washington County Assessor as Map 1S1-27DA Tax Lot 300. The total site occupies approximately 5.4 acres. The site is located in the Greenway NAC.

Comprehensive Plan & Zoning: Regional Center (RC) and General Commercial (GC) land use designations.

Applicable Dev Code Criteria: Design Review Three: Sec. 40.20.15.3.C, Sec. 40.03 Facilities Review. Conditional Use-New: Development Code Sec. 40.15.15.3.C, and Sec.40.03 (Facilities Review). Also the following policies of the Comprehensive Plan: Community Identity policies 3.4.1(a) through (d), 3.4.2 (a) through (c); Mixed Use Area policies 3.5.1. (a) through (k); Regional Center land use policies 3.6.1. (a) through (d); Transportation policies 6.2.1. (a) through (e), policies 6.2.2 (a) through (f), policies 6.2.3. (a) through (j), policies 6.2.4 (a) through (g), 6.2.5(a) and (b), policies 6.2.6. (a) and (b), policies 6.2.7 (a) through (f); and Environmental Quality policies 8.4.1 (a) and (b).

Hearing Place and Time: **Planning Commission hearing: October 28, 2009.**
Board of Design Review hearing: October 29, 2009.
Both hearings located at: City Council Chambers, First Floor, Beaverton City Hall, 4755 SW Griffith Drive, beginning at 6:30 p.m.

Staff Contact: John Osterberg (503) 526-2416 / josterberg@ci.beaverton.or.us

Mailed written comments should be sent to the attention of the Planning Division, PO Box 4755, Beaverton, OR 97076. To be made a part of the staff report, correspondence needs to be received by October 14, 2009. Please reference the Case File Number and Project Name in your written comments. If you decide to submit written comments or exhibits before the public hearing, all submittals prior to or at the hearing that are more than two (2) letter size pages must include no fewer than ten (10) complete copies of the materials being submitted.

Facilities Review Committee Meeting Date: October 7, 2009

The Facilities Review Committee is not a decision-making body, but advises the Director on a project's conformity to the technical criteria specified in Section 40.03 of the Beaverton Development Code. The Director will include the Committee's findings in the staff report to the decision-making authority.

A copy of the pre-application conference notes, neighborhood meeting information, and all other documents and evidence submitted by or on behalf of the applicant, and applicable review criteria, are available for inspection at the Beaverton Development Services Division, 2nd floor, Beaverton City Hall, 4755 SW Griffith Drive, between the hours of 7:30 a.m. to 5:00 p.m., Monday through Friday. A copy of the staff report will be available for inspection at no cost at least seven (7) calendar days before the hearing. A copy of any or all materials will be provided at reasonable cost.

A copy of the staff report may also be viewed on-line at:

www.beavertonoregon.gov/departments/CDD/cdd_dev_projects.html

The Planning Commission and the Board of Design Review shall conduct the hearings in accordance with adopted rules of procedure and shall make a decision on the development application after the hearing closes. Failure to raise an issue in a hearing, by testifying in person or by letter, or failure to provide statements or evidence with sufficient specificity to afford the decision-making authority an opportunity to respond to such issue, may preclude appeal to the Land Use Board of Appeals on that issue.

THIS INFORMATION IS AVAILABLE IN LARGE PRINT OR AUDIO TAPE UPON REQUEST. IN ADDITION, ASSISTED LISTENING DEVICES, SIGN LANGUAGE INTERPRETERS, OR QUALIFIED BILINGUAL INTERPRETERS WILL BE MADE AVAILABLE AT ANY PUBLIC MEETING OR PROGRAM WITH 72 HOURS ADVANCE NOTICE. TO REQUEST THESE SERVICES, PLEASE CALL 526-2222/VOICE/TDD.