



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

NOTICE OF NEW APPLICATION Simple Description

The City of Bend has received a request for modifications to the Reed Lane Apartments. Changes include: redesign the clubhouse/ pool building, increase the total number of parking spaces from 203 to 214, modify the landscape plan, and complete the project in 4 phases.

The purpose of this letter is to inform you that anyone may give comments in writing to the City regarding these applications. The last day to mail or email comments is August 18, 2020. Comments should be directed to the Staff Reviewer identified below and include the project number.

PROJECT NUMBER: PZ-20-0537

APPLICANT: Reed Lane Properties, LLC

OWNER: Reed Lane Properties, LLC

LOCATION: 20174 - 20182 Reed Lane; 181208B001102

REQUESTS: Type II application to modify the approved Site Plan (PZ-17-0888) for the Reed Lane Apartments. Changes include: redesign the clubhouse/ pool building, increase the number of parking spaces from 203 to 214, modify the landscape plan, and complete the project in 4 phases.

STAFF REVIEWER: Aaron Henson, AICP, Senior Planner
(541) 383-4885; ahenson@bendoregon.gov

Comments must be directed toward the criteria that apply to this request, and must **reference the project number**. Failure to raise an issue with sufficient specificity to afford the decision maker an opportunity to respond to the issue precludes appeal based on that issue. Written comments may be submitted by email to the Staff Reviewer listed above, or by mail to the City of Bend Planning Division, 710 NW Wall St., Bend, Oregon 97703. Written comments must be received or postmarked by **August 18, 2020**.

The application, plans, documents, and other evidence submitted by or on behalf of the applicant can be viewed in ePlans from the Planning Division page on the City of Bend website at www.bendoregon.gov. Select the **Public Viewer for Planning Permits** link from the ePlans page and enter the project number in the ePlans search bar to find the project. You may need to disable your pop-up blocker for this site as it can prevent ePlans from opening. Copies can also be obtained at a reasonable cost from the City of Bend Permit Center, City Hall, 710 NW Wall Street, Bend, Oregon. If you have questions or need help to access the project in ePlans, please contact the Staff Reviewer listed above, or call (541) 388-5580 and choose Option 3 for the Planner on Duty.

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.

The applicable criteria are listed below and are available for review using the following link: <http://www.codepublishing.com/OR/bend/>. Copies of the criteria can also be obtained for a reasonable cost from the City of Bend Permit Center, 710 NW Wall Street, Bend, Oregon.

APPLICABLE CRITERIA, STANDARDS, AND PROCEDURES:

City of Bend Development Code (BDC)

Chapter 4.2, MDS Review, Site Plan Review and Design Review

APPLICABLE STANDARDS:

Chapter 2.1, Residential Districts

Chapter 3.1, Lot, Parcel and Block Design, Access and Circulation

Chapter 3.2, Landscaping, Street Trees, Fences and Walls

Chapter 3.3, Vehicle Parking, Loading and Bicycle Parking

Chapter 3.5, Other Design Standards

APPLICABLE PROCEDURES:

Chapter 4.1, Development Review and Procedures

Section 4.1.1325, Modification of Approval



I, Sheila Pyott, certify that a copy of this notice was mailed to all property owners of record within 250 feet of the subject site, as well as the representatives of the Southern Crossing and Old Farm District Neighborhood Associations. A copy of the mailing list is attached to this notice in the **Outgoing Notice Records** folder in ePlans.

Sheila Pyott Signature: Sheila Pyott