

CITY OF ASTORIA
NOTICE OF PUBLIC HEARING

The City of Astoria City Council will hold public hearings on Thursday, August 23, 2018 at 6:00 p.m., in the City Council Chambers, 1095 Duane Street, Astoria. The purpose of the hearings are to consider the following requests:

1. Appeal 18-03 by Sam Mullen on behalf of Hollander Hospitality of the Design Review Committee decision to deny the request DR18-01 to construct a 29,782 square foot four story hotel at 1 2nd street (Map T8N R9W Section 7DA, Tax Lots 11800 & 11900; Lots 1, 2, 3, 4, Block 1, McClure; and Map T8N R9W Section 7DB, Tax Lots 1300, 1400, 1501, 1700; Unplatted lots fronting on Block 1, Hinman's Astoria) in the C-3 Zone (General Commercial), Bridge Vista Overlay Zone (BVO), Flood Hazard Overlay (FHO), and CRESO Zone. Development Code Standards 2.385 to 2.415, 14.001, 14.085 to 14.125, 14.500 to 14.510, 14.520 to 14.545, Articles 4, 5, 6, 7, and 9, and Comprehensive Plan Sections CP.005 to CP.028, CP.067 to CP.068, CP.130 to CP.186, CP.190 to CP.210, CP.240 to CP.255 are applicable to the request. The Appellant claims the following items are applicable to the appeal request: 1) Design standards for on-land development including height requirements 2) Guidelines for additions to buildings 3) Applicability of the Riverfront Vision Plan 4) Design Standards for scale, massing, and material 5) Applicability of guidelines related to designs sensitivity to the site 6) Exterior wall treatment standards 7) Incompatibility additions or building alterations 8) Applicability of standards relating to roof form and materials 9) Window designs 10) Siding and wall treatment standards, 11) Awning guidelines 12) Applicability of Articles 2, 3,7 and 8.
2. Appeal 18-04 by Sam Mullen on behalf of Hollander Hospitality of the Historic Landmarks Commission decision to deny New Construction request NC18-01 to construct a 29,782 square foot four story hotel at 1 2nd street (Map T8N R9W Section 7DA, Tax Lots 11800 & 11900; Lots 1, 2, 3, 4, Block 1, McClure; and Map T8N R9W Section 7DB, Tax Lots 1300, 1400, 1501, 1700; Unplatted lots fronting on Block 1, Hinman's Astoria) in the C-3 Zone (General Commercial), Bridge Vista Overlay Zone (BVO), Flood Hazard Overlay (FHO), and CRESO Zone Articles 4, 5, 6, 7, and 9, and Comprehensive Plan Sections CP.005 to CP.028, CP.067 to CP.068, CP.130 to CP.186, CP.190 to CP.210, CP.240 to CP.255 are applicable to the original request. The Appellant claims the following items are applicable to the appeal request: 1) The applicability of article 6 concerning design and orientation 2) the applicability of articles 2 and 3 to the proposal, 3) the applicability of the Comprehensive Plan.

Copies of the applications, all documents and evidence relied upon by the applicant, the staff report, and applicable criteria are available for inspection at no cost and will be provided at reasonable cost. A copy of staff reports will be available at least seven days prior to the hearing and are available for inspection at no cost and will be provided at reasonable cost. All such documents and information are available at the Community Development Department at 1095 Duane Street, Astoria.

The location of the hearings is accessible to the handicapped. An interpreter for the hearing impaired may be requested under the terms of ORS 192.630 by contacting the Community Development Department at 503-338-5183 48 hours prior to the meeting.

All interested persons are invited to express their opinion for or against the request(s) at the hearing or by letter addressed to the City Council 1095 Duane St., Astoria OR 97103. Testimony and evidence must be directed toward the applicable criteria identified above or other criteria of the Comprehensive Plan or land use regulation which you believe apply to the decision. Failure to raise an issue with sufficient specificity to afford the City Council and the parties an opportunity to respond to the issue precludes an appeal based on that issue.

The City Council's rulings may be appealed to the State Land Use Board of Appeals by the applicant, a party to the hearing, or by a party who responded in writing, by filing a Notice of Intent to Appeal within 21 days after the City Council's decision. Appellants should contact the Oregon Land Use Board of Appeals (LUBA) concerning specific procedures for filing an appeal with LUBA. If an appeal is not filed with LUBA within the 21 day period, the decision of the City Council shall be final.

The public hearings, as conducted by the City Council, will include a review of the applications and presentation of the staff report, opportunity for presentations by the applicant and those in favor of the requests, those in opposition to the requests, and deliberation and decision by the City Council. The City Council reserves the right to modify the proposals or to continue the hearings to another date(s) and time(s). If the hearing is continued, no further public notice will be provided.

THE CITY OF ASTORIA



Tiffany Taylor
Administrative Assistant

MAIL: August 1, 2018