

**YOU ARE RECEIVING THIS NOTICE BECAUSE THERE IS A
PROPOSED LAND USE APPLICATION NEAR YOUR PROPERTY IN ASTORIA**

**CITY OF ASTORIA
NOTICE OF PUBLIC HEARING**

The City of Astoria Historic Landmarks Commission will hold a public hearing on **Tuesday, September 18, 2018 at 5:15 p.m.**, in the City Hall Council Chambers, 1095 Duane Street, Astoria. The purpose of the hearing is to consider the following requests:

1. Demolition Request (DM18-01) by Tim Janchar to demolish an existing garage at 1440 Irving Avenue (Map T8N R9W Section 8CD, Tax Lot 12100; Lot 9 and north 50' Lots 7 & 8, Block 20, Shively) in the R-3 Zone (High Density Residential). The structure is designated as historic in the Shively-McClure National Register Historic District and is associated with the single-family dwelling at 828 14th Street. Development Code Standards 2.150 to 2.185, Articles 6 & 9, Comprehensive Plan Sections CP.005 to CP.028, CP.040 to CP.045, and CP.240 to CP.255 are applicable to the request.
2. New Construction Request (NC18-04) by Tim Janchar to construct an accessory structure at 1440 Irving Avenue associated with an existing single-family dwelling at 828 14th Street (Map T8N R9W Section 8CD, Tax Lot 12100; Lot 9 and north 50' Lots 7 & 8, Block 20, Shively) in the R-3 Zone (High Density Residential). The site is adjacent to structures designated as historic in the Shively-McClure National Register Historic District. Development Code Standards 2.150 to 2.185, Articles 6 & 9, Comprehensive Plan Sections CP.005 to CP.028, CP.040 to CP.045, and CP.240 to CP.255 are applicable to the request.
3. Historic Designation Request (HD18-01) by Joan Herman and John Gaasland to designate a single-family dwelling as historic with the building condition/configuration as proposed in the application plans at 996 12th Street (Map T8N-R9W Section 17BA, Tax Lot 1100; south 50' Lots 7 & 8, Block 115, McClure) in the R-1 Zone (Low Density Residential). The building may also then be considered as Eligible Contributing within the Shively-McClure National Register Historic District. Development Code Standards 2.015 to 2.050, Articles 6 & 9, Comprehensive Plan Sections CP.005 to CP.028, CP.040 to CP.045, and CP.240 to CP.255 are applicable to the request.
4. New Construction NC18-03 by Zoe Fenton to construct a single family dwelling adjacent to historic structures at 2609 Irving Ave (Map T8N-R9W Section 9CC, Tax Lot(s) 8000; Lot(s) N 70' of Lot 6, Shively) in the R-2 (Medium Density Residential) Zone. Development Code Standards 2.060-2.2.095 (Zoning), Articles 6 (Historic Properties) and 9 (Administrative Procedures), and Comprehensive Plan Sections CP.005-CP.025 (General Development), CP.070-.075 (Uppertown Policies) and CP.240-CP.255 (Historic Element) and CP .215-.230 (Housing Element) are applicable to the request.
5. Exterior Alteration EX18-11 by Sarah Jane Bardy to convert and expand an existing garage into an Accessory Dwelling Unit at 1659 Irving (Map T8N R9W Section 8DC, Tax Lot 11200; Lot 3, Block 53, Shively's) in the R-1 Zone (Low Density Residential). Development Code Standards 2.015 to 2.050, 3.020, 6, 9, & 11, and Comprehensive Plan Sections CP.005 to CP.028, CP.040 to CP.045 and CP.215 to .255 are applicable to the request.

A copy of the application, 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 the staff report 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. If additional documents or

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evidence are provided in support of the application, any party shall be entitled to a continuance of the hearing. Contact the Planner at 503-338-5183 for additional information.

The location of the hearing 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 Historic Landmarks Commission, 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 Historic Landmarks Commission and the parties an opportunity to respond to the issue precludes an appeal based on that issue.

The Historic Landmarks Commission's ruling may be appealed to the City Council by the applicant, a party to the hearing, or by a party who responded in writing, by filing a Notice of Appeal within 15 days after the Historic Landmarks Commission's decision is mailed. Appellants should contact the Community Development Department concerning specific procedures for filing an appeal with the City. If an appeal is not filed with the City within the 15 day period, the decision of the Historic Landmarks Commission shall be final.

The public hearing, as conducted by the Historic Landmarks Commission, will include a review of the application and presentation of the staff report, opportunity for presentations by the applicant and those in favor of the request, those in opposition to the request, and deliberation and decision by the Historic Landmarks Commission. The Historic Landmarks Commission reserves the right to modify the proposal or to continue the hearing to another date and time. If the hearing is continued, no further public notice will be provided.

THE CITY OF ASTORIA
Tiffany Taylor, Administrative Assistant

MAIL: August 27, 2018