



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

Mailed by MBPO on Tuesday, May 26, 2020

NOTICE OF NEW APPLICATION Simple Description

The City of Bend recently received an application to demolish an existing restaurant and develop a 3,270 square-foot Bank at 61479 S. HWY 97.

The purpose of this letter is to inform you that you or anyone else may give comments in writing to the city regarding this application. **The last day to mail or email comments is June 9, 2020.** Comments should be directed to the staff reviewer identified below and should include the project number.

OLD FARM DISTRICT N.A
KARON JOHNSON
2660 NE HWY 20 SUITE 610-93
BEND, OR 97701

PROJECT NUMBER: PZ-20-0298
APPLICANT: PM Design Group Inc.
LOCATION: 61479 S. HWY 97; Tax Lot 0107 on Deschutes County Assessor's Map #18-12-08AC.
REQUEST: A Type II Site Plan Application to demolish an existing restaurant and develop a 3,270 square-foot Bank in the CG Zone.
STAFF REVIEWER: Nicolas Lennartz, Assistant Planner
(541) 330-4020; nlennartz@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 emailed 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 **Tuesday June 9, 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.

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.

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.

APPLICABLE CRITERIA, STANDARDS, AND PROCEDURES:

Bend Development Code

Criteria

Chapter 4.2 Minimum Development Standards Review, Site Plan Review and Design Review

Standards

Chapter 2.2 Commercial Zoning Districts
Chapter 3.2 Landscaping, Street Trees, Fences and Walls
Chapter 3.3 Vehicle Parking, Loading and Bicycle Parking
Chapter 3.4 Public Improvement Standards

Procedures

Chapter 4.1 Development Review and Procedures



I, Caroline House, 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 representative for the Old Farm District Neighborhood Association. A copy of the mailing list is attached to this notice in the **Outgoing Notice Records** folder in ePlans.

A handwritten signature in black ink, appearing to read 'Caroline House'.

Caroline House, Planning Technician

MapTaxlot	Owner	InCareOf	Address	CityStZip
181208AD01100	CUDDEBACK REAL ESTATE HOLDINGS LLC		PO BOX 5769	EUGENE, OR 97405
181208AC00107	JKC BEND LLC		PO BOX 25822	EUGENE, OR 97402
181208A000300	KLAMATH FIRST FEDERAL S&L	C/O UMPQUA BANK TAX DEPT	20085 NW TANASBOURNE DR	HILLSBORO, OR 97124
181208AC00100	NASE COMPANY LLC		61383 S HWY 97 #E	BEND, OR 97702
181208AC00101	NASE COMPANY LLC		61383 S HWY 97 #E	BEND, OR 97702
181208AC00102	NASE COMPANY LLC		61383 S HWY 97 #E	BEND, OR 97702
181208AC00103	NASE COMPANY LLC		61383 S HWY 97 #E	BEND, OR 97702
181208AC00104	NASE COMPANY LLC		PO BOX 3032	SUNRIVER, OR 97707
181208AD01300	NORTHWEST COMMUNITY CREDIT UNION		PO BOX 70225	EUGENE, OR 97401
181208A000100	PELL OREGON LIMITED PARTNERSHIP	C/O FRED MEYER/TAX DEPT 04002/35E	1014 VINE ST	CINCINNATI, OH 45202
181208AC00105	POOL,LARRY A & ELIZABETH A		20608 WINDY RIDGE RD	BEND, OR 97702
181208A000500	PP BEND RE LLC	C/O MOORE, JACK L (A)	18245 PINEHURST RD	BEND, OR 97701
181208AD00900	TODDSKI LLC		61430 S HWY 97	BEND, OR 97702
	Old Farm District N.A	Karon Johnson landuse@oldfarmbend.com	2660 NE Hwy 20 Suite 610-93	Bend, OR 97701