



# NOTICE OF DEVELOPMENT REVIEW COMMISSION DECISION OF APPROVAL

Date: March 19, 2013

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File No.: LU 12-0042

**Applicants:** GTK Property Management, LLC  
Psihogios Properties, LLC

**Description of Proposal:** The applicants are requesting approval of a Development Review Permit for construction of a new commercial building, including the following major adjustments to the Lake Grove Village Center Standards:

- A reduction in percentage of Storefront display window requirement along the building frontage on Douglas Way
- Reduction to parking lot landscaping requirements in several areas, including width of landscaped islands (more than 20%) within the parking lot and adjacent to the pedestrian walkway
- Elimination of trees and/or shrubs in several parking lot landscaped islands

One tree is proposed for removal to accommodate the project.

**Location of Property:** 3996 Douglas Way (Tax Lots 12800, 12900, 13000 and 13100 of 21E08 BC)

**Description and Date of Decision:** The Development Review Commission **approved** this application subject to the conditions set forth in the Findings, Conclusions and Order document dated **March 18, 2013**. This decision will become final unless appealed as described below. For further information please contact Debra Andreades, Senior Planner, at 503-635-0290.

**How to Obtain Further Information:** The decision is available for review, and a copy may be obtained at cost, at the following address:

Planning and Building Services Department  
City of Lake Oswego  
P.O. Box 369  
380 "A" Avenue  
Lake Oswego, OR 97034  
Phone: (503) 635-0290

**Right to Appeal:** This decision may be appealed to the City Council by filing a written Notice of Intent to Appeal within **fifteen calendar days** of the above noted Date of Decision. Please note only those persons who have participated in the process by submitting either oral or written testimony may appeal this decision.

(OVER)

A Notice of Intent to Appeal shall:

1. List the File Number and Date of Decision.
2. Contain a statement that demonstrates that the appellant is the applicant or appeared orally or in writing at the hearing.
3. Include name, address and signature of the appellant.
4. Be accompanied by payment of a filing fee, if applicable
5. Describe the issues raised for Council's consideration and the specific reasons why the appellant believes the Development Review Commission's decision is incorrect or not in conformance with the applicable criteria. Failure to comply with these requirements can result in rejection of the appeal.

The Notice of Intent to Appeal must be filed by **5:00 p.m. on April 2, 2013**, with:

City Recorder  
City of Lake Oswego  
P.O. Box 369  
380 "A" Avenue  
Lake Oswego, OR 97034  
Phone: 503-675-3984

The cost to file an appeal is **\$4,800.00**