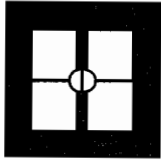


CITY OF HILLSBORO



April 16, 2009

MEMORANDUM

TO: PLANNING COMMISSION

FROM: PLANNING DEPARTMENT

RE: DEVELOPMENT REVIEW MONTHLY REPORT

The following projects were approved in March and April 2009 pursuant to the procedures of Zoning Ordinance Section 133, Development Review/ Approval of Plans.

- | | | |
|-----------------|--|---|
| DR 65-08 | Ochoa Market Addition New Take-Out Window and Covered Eating Area Covered Eating Area = 883 sq. ft. | 937 SE Oak Street Darren Crop, Partin & Hill Architects & Planners, LLC (503) 640-1216 |
| DR 2-09 | Oregon Buddhist Vihara Storage Building New Storage Building = 960 sq. ft. Site = .08 acres | 148 SE Walnut Street Charles Williams, Applicant Tuff Shed (503) 848-6088 |
| DR 3-09 | Kaiser Westside Medical Center – Phase 1 Reconfiguration & Expansion of Parking Lot New Parking Spaces = 34 Site = 14.92 acres | NW Evergreen Parkway & NW 194 th Avenue Matthew Miller, Project Director, Kaiser Permanente Westside Medical Center (503) 571-6288 |

DR 4-09 **Lincoln Street Elementary School Fields** 645 NE Lincoln Street
New Recreation Fields for New School **Loren Rogers, Hillsboro**
Site = 11.79 acres **School District 1J**
 (503) 844-1340

The following projects are pending Planning Department approval pursuant to the procedures of Zoning Ordinance Section 133, Development Review / Approval of Plans.

DR 68-08 **Abe's Accessory Dwelling Unit** 1560 SE Oak Street
Remodel second floor into an **Abraham Shadbeh**
additional dwelling unit **Owner/Applicant**
Dwelling Unit = 260 sq. ft. **(503) 888-9570**

DR 5-09 **Fred Meyer Fuel Kiosk** 6305 SE T. V. Hwy
Pre-Fab Kiosk for Equipment **John Failor**
Kiosk = 112 sq. ft. **Meng-Hannan**
Site = 1.06 acres **Construction, Inc.**
 (503) 761-5290

DR 6-09 **Kaiser Westside Medical Center – Site Grading** 19400 NW Evergreen Pkwy.
Mass Grading and site preparation for future **Matthew Miller,**
Hospital Buildings **Project Director**
Site = 14.9 acres **Kaiser Permanente Westside**
 Medical Center
 (503) 571-6288

DR 7-09 **Bicentennial Park Renovations** 201 NE 25th Avenue
New restrooms, play equipment, sidewalks **Laurie DeVos**
& landscaping **Hillsboro Parks and**
Site = 3.40 acres **Recreation Department**
 (503) 681-6120

DR 8-09 **Tinitron** NW Croeni Road north
New Industrial Building of NW Jacobson Road
Building = 22,365 sq. ft. **Jennifer Kimura**
Site = 2.51 acres **VLMK Engineers**
 (503) 222-4453

The Building Department Monthly Summary Sheets for February 2009 and March 2009 are included with this report for your review.

Respectfully submitted,

CITY OF HILLSBORO PLANNING DEPARTMENT

A handwritten signature in cursive script, appearing to read "Bruce Bieri".

Bruce Bieri, ASLA
Urban Planner III

SITE PLAN

FRED MEYER FUELING FACILITY, STORE # 23389 TUALATIN VALLEY HWY. HILLSBORO 97223

MENG-HANNAN CONSTRUCTION
9301 SE STANLEY AVENUE
PORTLAND, OR 97223
(503)761-5790

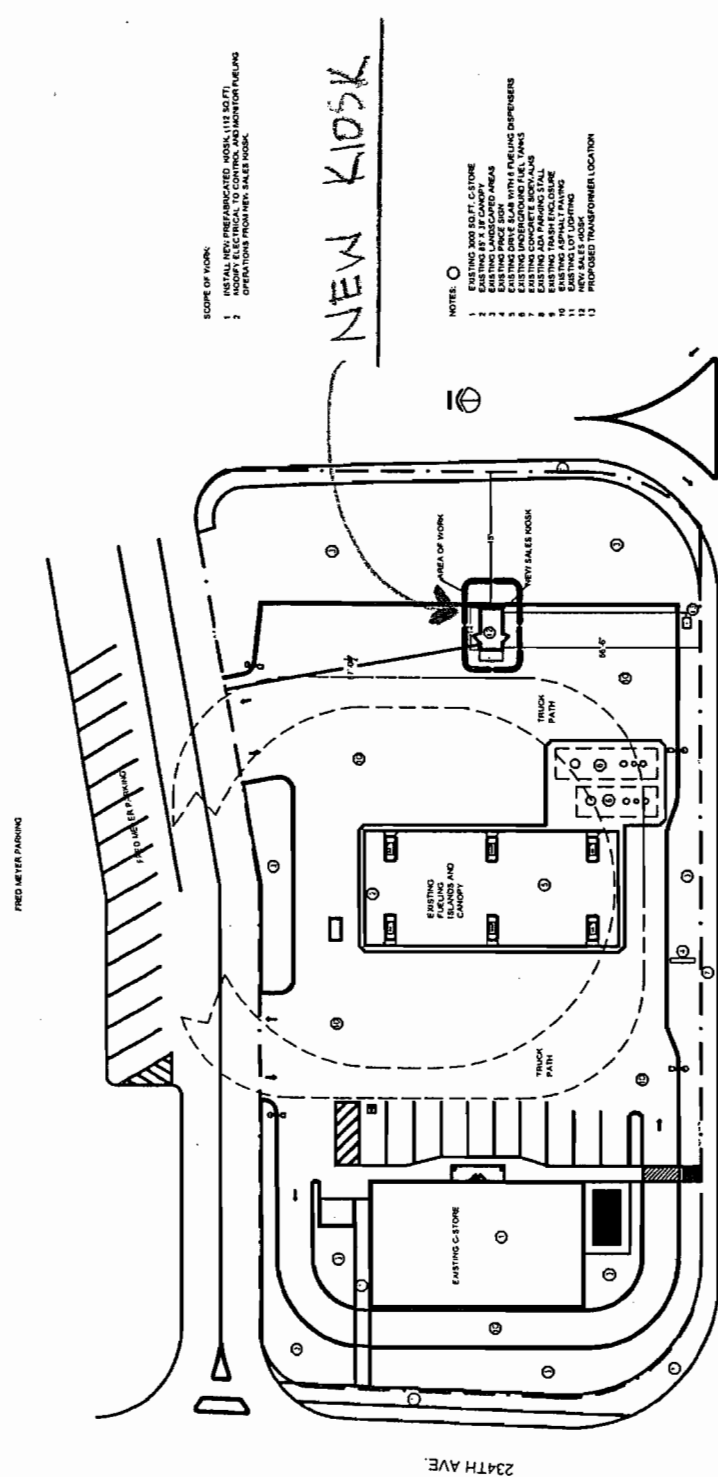
| | | |
|----------|----------------|------|
| No. | Revision/Issue | Date |
| 1/03/09 | | |
| 1" = 20' | | |

AS1

- SCOPE OF WORK:**
1. INSTALL NEW, PRE-FABRICATED, 3000 SQ. FT. C-STORE
 2. INSTALL NEW, PRE-FABRICATED, 1113 SQ. FT. NEW SALES KIOSK
 3. PROVIDE ALL NECESSARY CONSTRUCTION FUELING OPERATIONS FROM NEW SALES KIOSK.

NEW KIOSK

- NOTES:**
1. EXISTING 3000 SQ. FT. C-STORE
 2. EXISTING 8' X 8' CANOPY
 3. EXISTING 10' X 10' CANOPY
 4. EXISTING FENCE BUSH
 5. EXISTING 10' X 10' TRUCK DISPENSERS
 6. EXISTING 10' X 10' TRUCK DISPENSERS
 7. EXISTING CONCRETE DRIVE/ALIAS
 8. EXISTING TRASH ENCLOSURE
 9. EXISTING ASPHALT PAVING
 10. EXISTING ASPHALT PAVING
 11. NEW SALES KIOSK
 12. PROPOSED TRANSFORMER LOCATION



PROJECT DATA

SITE ADDRESS: 23389 TUALATIN VALLEY HWY. HILLSBORO, OR

LEGAL DESCRIPTION: LOTS 2 & 3 1/2 ACRES

ZONE: C1 (GENERAL COMMERCIAL)

SITE AREA: 4674 SQ. FT.

EXISTING BUILDING AREA: 1113 SQ. FT. (NEW)

EXISTING C-STORE: 3000 SQ. FT.

EXISTING CANOPY: 177 SQ. FT.

NEW SALES KIOSK: 1113 SQ. FT. (NO CHANGE TO IMPERVIOUS SURFACE)

OWNER: FRED MEYER STORES, INC.
3800 SE 23RD AVE.
PORTLAND, OR 97202
503/797-5818

CONTRACTOR: MENG-HANNAN CONSTRUCTION, INC.
9301 SE STANLEY AVE.
PORTLAND, OR 97223
503/761-5790

SITE PLAN
1" = 20'

TUALATIN VALLEY HIGHWAY

234TH AVE.

| CITY OF HILLSBORO BUILDING DEPARTMENT | | | | | | |
|---------------------------------------|---------------|-----------|--------------------|--------------|------------|----------------------|
| February 2009 | | | | | | |
| TYPE OF CONSTRUCTION | CURRENT MONTH | | | YEAR TO DATE | | |
| | UNITS | PERMITS | VALUE | UNITS | PERMITS | VALUE |
| Single Family | 9 | 9 | \$2,017,355 | 91 | 91 | \$18,588,294 |
| Duplex | 0 | 0 | \$0 | 0 | 0 | \$0 |
| Multi-Family | 0 | 0 | \$0 | 12 | 2 | \$1,345,784 |
| Resid. Remodel/Repair | 0 | 8 | \$173,106 | 0 | 89 | \$2,949,268 |
| Commercial | 0 | 1 | \$140,000 | 0 | 17 | \$19,822,475 |
| Comm. Remodel/Repair | 0 | 12 | \$1,174,310 | 0 | 128 | \$23,803,709 |
| Industrial | 0 | 0 | \$0 | 0 | 0 | \$0 |
| Ind. Remodel/Repair | 0 | 0 | \$0 | 0 | 21 | \$41,672,069 |
| Other Structures | 0 | 1 | \$171,098 | 0 | 14 | \$900,100 |
| Sidewalk | 0 | 2 | \$13,100 | 0 | 12 | \$43,150 |
| Fences | 0 | 1 | \$500 | 0 | 11 | \$136,649 |
| Sign | 0 | 13 | \$97,583 | 0 | 91 | \$434,775 |
| Public Buildings | 0 | 0 | \$0 | 0 | 3 | \$76,500 |
| Manufactured Homes | 0 | 0 | \$0 | 0 | 1 | \$4,000 |
| Roofing | 0 | 0 | \$0 | 0 | 9 | \$661,922 |
| Foundation | 0 | 2 | \$143,000 | 0 | 14 | \$1,012,430 |
| Pool | 0 | 0 | \$0 | 0 | 1 | \$46,000 |
| Fire Permits | 0 | 16 | \$52,558 | 0 | 166 | \$3,174,269 |
| SF Garage | 0 | 0 | \$0 | 0 | 12 | \$316,318 |
| School Remodel | 0 | 0 | \$0 | 0 | 16 | \$40,885,045 |
| Church Remodel | 0 | 0 | \$0 | 0 | 5 | \$1,245,500 |
| New Church | 0 | 0 | \$0 | 0 | 0 | \$0 |
| Wrecked Buildings | 0 | 2 | \$19,300 | 0 | 13 | \$122,800 |
| TOTAL | 9 | 67 | \$4,001,909 | 103 | 716 | \$157,241,057 |

Planning Department
Bruce Bieri
Council

| CITY OF HILLSBORO BUILDING DEPARTMENT | | | | | | |
|---------------------------------------|---------------|-----------|--------------------|--------------|------------|----------------------|
| March 2009 | | | | | | |
| TYPE OF CONSTRUCTION | CURRENT MONTH | | | YEAR TO DATE | | |
| | UNITS | PERMITS | VALUE | UNITS | PERMITS | VALUE |
| Single Family | 10 | 10 | \$1,940,779 | 101 | 101 | \$20,529,073 |
| Duplex | 0 | 0 | \$0 | 0 | 0 | \$0 |
| Multi-Family | 0 | 0 | \$0 | 12 | 2 | \$1,345,784 |
| Resid. Remodel/Repair | 0 | 15 | \$1,309,916 | 0 | 146 | \$10,595,184 |
| Commercial | 0 | 1 | \$400,000 | 0 | 18 | \$20,222,475 |
| Comm. Remodel/Repair | 0 | 17 | \$828,300 | 0 | 145 | \$24,632,009 |
| Industrial | 0 | 0 | \$0 | 0 | 0 | \$0 |
| Ind. Remodel/Repair | 0 | 2 | \$73,000 | 0 | 23 | \$41,755,069 |
| Other Structures | 0 | 2 | \$173,500 | 0 | 16 | \$1,073,600 |
| Sidewalk | 0 | 4 | \$8,250 | 0 | 16 | \$51,400 |
| Fences | 0 | 2 | \$2,750 | 0 | 13 | \$139,399 |
| Sign | 0 | 12 | \$69,260 | 0 | 103 | \$504,035 |
| Public Buildings | 0 | 0 | \$0 | 0 | 3 | \$76,500 |
| Manufactured Homes | 0 | 0 | \$0 | 0 | 1 | \$4,000 |
| Roofing | 0 | 0 | \$0 | 0 | 9 | \$661,922 |
| Foundation | 0 | 3 | \$174,400 | 0 | 17 | \$1,186,830 |
| Pool | 0 | 0 | \$0 | 0 | 1 | \$46,000 |
| Fire Permits | 0 | 24 | \$688,594 | 0 | 190 | \$3,862,863 |
| SF Garage | 0 | 1 | \$23,300 | 0 | 13 | \$339,618 |
| School Remodel | 0 | 4 | \$420,000 | 0 | 20 | \$41,305,045 |
| Church Remodel | 0 | 0 | \$0 | 0 | 5 | \$1,245,500 |
| New Church | 0 | 0 | \$0 | 0 | 0 | \$0 |
| Wrecked Buildings | 0 | 2 | \$13,000 | 0 | 15 | \$135,800 |
| TOTAL | 10 | 99 | \$6,125,049 | 113 | 857 | \$169,712,104 |

Planning Department
Bruce Bieri
Council