



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

## NOTICE OF PUBLIC HEARING

The City of Bend will hold a "virtual" public hearing before the City Council on **Wednesday, April 20<sup>th</sup>, 2022, at 7:00 p.m.**

You or anyone else may virtually attend the hearing. Attendance instructions will be on the Council agenda which can be found at <http://www.bendoregon.gov/councilagenda> prior to the hearing. Those without computer access may call the staff reviewer below prior to the meeting for a call-in number in order to participate via telephone. Comments may be provided in writing prior to the hearing and should be directed to the staff reviewer and include the project number.

**PROJECT NUMBERS:** PLSPD20211096 (Master Plan)  
PLANX20211097 (Annexation)

**APPLICANT:** Joey Shearer, AICP, AKS Engineering & Forestry

**LOCATION:** Tax Lots 200 & 300 on Deschutes County Assessor's Map # 17-11-2500

**REQUEST:** Type IV reviews for a Community Master Plan encompassing 73.5 acres, and annexation of 68.3 acres of land within the UGB identified as the Shevlin Area in the Bend Comprehensive Plan

**STAFF REVIEWER:** Nicolas Lennartz, Associate Planner  
(541) 330-4020, [nlennartz@bendoregon.gov](mailto:nlennartz@bendoregon.gov)

Comments must be directed toward the criteria that apply to this request, and must **reference the project number(s)**. 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. All parties have the right to request a continuance or to have the record held open. Written comments may be submitted by email to the Staff Reviewer listed above, or by mail to the City of Bend Planning Division, 710 NW Wall St., Bend, Oregon 97703.

The application, plans, documents, and other evidence submitted by or on behalf of the applicant can be viewed using the following links to access the projects directly:

<https://cityview.ci.bend.or.us/Portal/Planning/StatusReference?referenceNumber=PLSPD20211096>

<https://cityview.ci.bend.or.us/Portal/Planning/StatusReference?referenceNumber=PLANX20211097>

Alternatively, the application can be accessed through the [Online Permit Center Portal](http://www.bendoregon.gov/permitcenter) on the City of Bend website at [www.bendoregon.gov/permitcenter](http://www.bendoregon.gov/permitcenter). Open the Portal and select the *Application Search* link under the Planning & Historic header, then enter the project number in the search bar to find the project. A copy of the Staff Report will be available prior to the hearing.

The applicable criteria are listed below and are available for review using the following link: <http://www.codepublishing.com/OR/bend/>.

Copies of the application materials and applicable criteria can also be obtained by contacting the

### Accessible Meeting Information



This meeting location is accessible. Sign language interpreter service, assistive listening devices, materials in an alternate format such as Braille, large print, electronic formats and CD formats, or any other accommodations are available upon advance request. Please contact the Staff Reviewer listed above. Relay Users Dial 7-1-1. Providing at least 3 days' notice prior to the hearing will help ensure availability.

staff reviewer listed above, or 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 the Online Permit Center Portal, please contact the Staff Reviewer listed above, or call (541) 388-5580 and choose Option 3 for the planner on duty.

## **APPLICABLE CRITERIA, STANDARDS, AND PROCEDURES:**

### **Bend Development Code**

#### **Criteria**

Chapter 4.5 Master Planning and Development Alternatives

Chapter 4.7 Transportation Analysis

Chapter 4.9 Annexations

#### **Standards**

Chapter 2.1 Residential Districts

Chapter 2.2 Commercial Zoning Districts

Chapter 2.8 Urbanizable Area District

#### **Procedures**

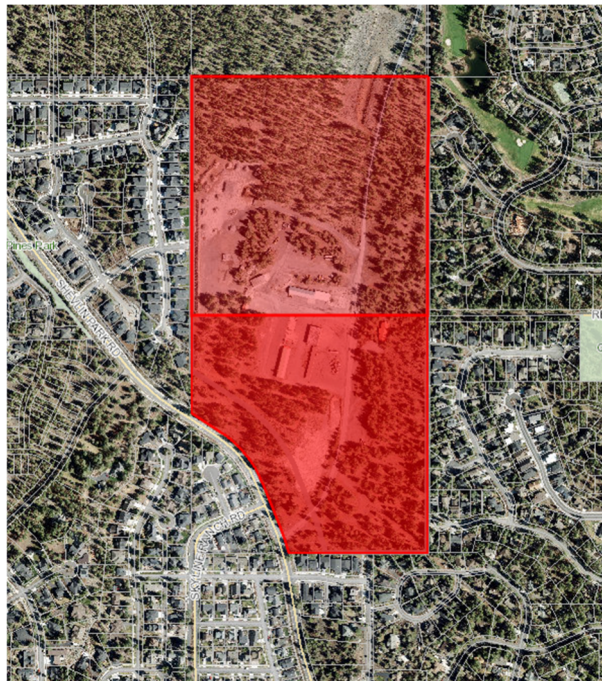
Chapter 4.1 Development Review and Procedures

### **Other**


Oregon Administrative Rules OAR 660-012-0060

Statewide Planning Goals

Bend Comprehensive Plan Chapter 11 – Growth Management



I, Cathleen Carr, certify that a copy of this notice was mailed to all property owners of record and to the addresses based on the City's current addressing record, for properties within 500 feet of the subject site, as well as the representative for the Summit West and Awbrey Butte Neighborhood Association(s). A copy of the mailing list is attached to this notice under Documents and Images for the project in the [Online Permit Center Portal](#).

  
Cathleen Carr, Lead Planning Technician