

Design Commission Meeting
Zoom
Gresham City Hall
August 17, 2022, 6:30 p.m.

I. Opening/Citizen Comment

A regular session of the Gresham Design Commission was called to order on the **17th of August 2022** at 6:30 p.m. (VIRTUAL), located at 1333 NW Eastman Parkway, Gresham Oregon. The meeting was recorded and scribed by Carrie Osborn.

COMMISSIONERS PRESENT: Matthew Sugarbaker
Pat Lando
Tom Orth
Brent Shelby

COMMISSIONERS ABSENT: Robert Hayden
Mike McKeel

STAFF: John Heili, Planner 2
Josh Williams, Senior Planner
Carrie Osborn, Planning Technician
Helen Toloza, City Attorney

Chair Sugarbaker introduced staff and members of the Commission that were present and opened the first agenda item, Third Street Apartments Design Review application DR-22-00338.

II. Third Street Apartment (DR-22-00338) (405 NE 3rd St)

For construction of a 20-dwelling-unit, mixed-use residential and commercial project consisting of a 4-story L-shaped building. The project proposes a parking area for 14 stalls and includes a requested parking reduction and two Type II Minor Variances related to ceiling heights reductions and a retail frontage coverage reduction. The subject project is located the northeast corner of the intersection of NE 3rd Street and NE Beech Ave at 405 NE 3rd Street; and is further described as 1S3E10BD 05200, Gresham, Oregon 97030.

The Design Commission approves with conditions the Type III Design Review E as contained in **Application DR-22-00338** based on the standards, findings, conclusions, and recommendations in the Staff Report dated August 10, 2022 with the following modifications:

- Revise Condition of Approval #14 to read; Provide updated drawings demonstrating new street trees along the NE 3rd Street frontage are located to allow a minimum 40-foot-wide clear area parallel to the curb within the amenity zone as required for aerial fire apparatus access. Provide a Fee in Lieu of Tree form for street trees not provided and following approval of the form pay the fee for those trees.

- Add a Condition of Approval #27 to read; Provide drawings demonstrating a raised element is provided along the east parking-area-facing-façade to provide protection of the facade from vehicle impact.
- Renumber Conditions of Approval #27 through #28 to Conditions of Approval #28 through #29

III. Other Commission Business

The next Design Commission meeting is scheduled for October 19, 2022.

IV. Adjourn

The meeting adjourned at 7:29 pm.

Chair

Recording Secretary

Date

Date

For more information and to view the meeting recordings, please visit:
www.GreshamOregon.gov/DesignCommission