

MEMORANDUM

TO: Newberg Planning Commission

FROM: Jeremiah Cromie, Associate Planner

SUBJECT: Supplemental Packet Material: File No. MIMD323-0003/MISC323-0001 Applicant Response to Staff Report and Recommended Conditions of Approval

DATE: April 11, 2024

On April 11, 2024, staff received a letter from a representative of the Applicant with their response to the staff report and recommended conditions of approval (File No. MIMD323-0003/MISC323-0001). The letter is attached.



April 11, 2024

Jeremiah Cromie, Associate Planner
City of Newberg
414 E First Street
Newberg, OR 97132

RE: Planning Commission Staff Report – File No. MIMD323-0003/MISC323-0001

Dear Jeremiah:

AKS Engineering & Forestry is working with Pahlisch Homes on the Collina at Springbrook Subdivision Phasing & Master Plan Modifications (File No. MIMD323-0003/MISC323-0001). We appreciate your review of our materials and the City's efforts in processing this application. Please enter this letter into the record and forward to the Planning Commission for their review prior to the scheduled hearing on April 11, 2024.

After review of the April 4, 2024 Planning Commission Staff Report, we believe that the Applicant can meet the proposed conditions of approval, including the City's requirement regarding driveway separation.

As the design of the project has progressed alongside the City's review of the modification request, the Applicant has found that the planned quadplexes are likely able to meet the City's current driveway spacing standards without modification. As such, we accept the proposed conditions. Following the needed continuance to May 1, 2024, we request that the Planning Commission adopt Resolution No. 2024-393.

Please let me know if you have any questions. Thank you for your consideration.

Sincerely,

AKS ENGINEERING & FORESTRY, LLC

A handwritten signature in black ink, appearing to read 'G. Southerland', written over a light blue horizontal line.

Glen Southerland, AICP
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