

August 23, 2022

**DEVELOPMENT REVIEW BOARD PANEL B**

**DEVELOPMENT REVIEW BOARD NOTICE OF DECISION AND  
RECOMMENDATION TO CITY COUNCIL**

**Project Name:** Frog Pond Terrace Subdivision

**Case Files:** DB22-0003 Frog Pond Terrace 19-Lot Subdivision  
**Request A:** **Annexation (ANNX22-0002)**  
**Request B:** **Zone Map Amendment (ZONE22-0003)**  
**Request C:** Stage 1 Preliminary Plan (STG122-0003)  
**Request D:** Stage 2 Final Plan (STG222-0003)  
**Request E:** Site Design Review of Parks and Open  
Space (SDR22-0003)  
**Request F:** Tentative Subdivision Plat (SUBD22-0002)  
**Request G:** Type C Tree Removal Plan (TPLN22-0002)  
**Request H:** Abbreviated SROZ Map Verification (SROZ22-0005)  
**Request I:** Abbreviated SRIR Review (SRIR22-0003)

**Owners:** Donnie L. Martin (TLID 2800 and 3500)  
Douglas E. and Colleen R. George, Trustees (TLID 2801)

**Applicant:** West Hills Land Development LLC (Contact: Dan Grimberg)

**Applicant's  
Representative:** OTAK, Inc. (Contact: Li Alligood AICP)

**Property  
Description:** TLID 2800, 2801, and 3500, and a portion of SW Frog Pond Lane  
right-of-way, Section 12D, Township 3 South, Range 1 West,  
Willamette Meridian, Clackamas County, Oregon.

**Location:** 7480 and 7500 SW Frog Pond Lane

On August 22, 2022, at the meeting of the Development Review Board the following action  
was granted on the above-referenced proposed development application:

Requests A and B: The DRB has forwarded a recommendation of approval to the  
City Council. *A Council hearing date is scheduled for Thursday,  
September 8, 2022, to hear these items.*

Requests C, D, E, F, G, H, and I:

Approved with conditions of approval.

***These approvals are contingent upon City Council's approval of Requests A and B.***

An appeal of Requests C, D, E, F, G, H, and I to the City Council by anyone who is adversely affected or aggrieved, and who has participated in this hearing, orally or in writing, must be filed with the City Recorder within fourteen (14) calendar days of the mailing of this Notice of Decision. *WC Sec. 4.022(.02)*. A person who has been mailed this written notice of decision cannot appeal the decision directly to the Land Use Board of Appeals under *ORS 197.830*.

This decision has been finalized in written form and placed on file in the City records at the Wilsonville City Hall this 23<sup>rd</sup> day of August 2022 and is available for public inspection. The decision regarding Requests C, D, E, F, G, H, and I shall become final and effective on the fifteenth (15<sup>th</sup>) calendar day after the postmarked date of this written Notice of Decision, unless appealed or called up for review by the Council in accordance with *WC Sec. 4.022(.09)*.

Written decision is attached

For further information, please contact the Wilsonville Planning Division at Wilsonville City Hall, 29799 SW Town Center Loop E, Wilsonville Oregon 97070 or phone 503-682-4960.

Attachments: DRB Resolution No. 406 including adopted staff report with conditions of approval.