



REQUEST FOR AGENCY OR PUBLIC COMMENT

Notice Date: **June 2, 2022**
Planning File No.: **SPR 2022-003**
Address: **232 Talent Avenue**
Map & Tax lot: **381W26AB1401**

A **Site Plan Review** application to construct a 3-story multi-family building with 72 residential units (36 two bedrooms and 36 three bedrooms) and a 2,633 sq. ft. club house at 232 Talent Avenue and described as Township 38 South, Range 1 West, Section 26A, Tax Lot 1401. This is a Type-2 (Administrative) land use application, which the Community Development Department approves or denies based on the criteria in Chapters 18.40 and 18.150 of the Talent Municipal Code. Appeals are subject to review by the Planning Commission. The property is zoned High Density Residential (RHD). The tax lot size is approximately 3.86 acres.

Applicant: Renaissance Flats, LLC

NOTICE TO MORTGAGE, LIENHOLDER, VENDOR, OR SELLER: THE TALENT CITY CODE REQUIRES THAT IF YOU RECEIVE THIS NOTICE IT MUST BE PROMPTLY FORWARDED TO THE PURCHASER.

Please fill out the comment form on the reverse side and return by **June 15, 2022** so your comments, if any, may be expressed in the staff report. The staff report will be available for review or purchase at City Hall on or after **June 17, 2022**. For additional information, the application can be found online at: www.cityoftalent.org/currentplanning please direct questions to the Community Development Department at 541-535-7401 -or- building@cityoftalent.org.

Return form via mail to:

City of Talent, Community Development Department
P.O. Box 445,
Talent, Oregon 97540

Or, return form in person to:

City of Talent, Community Development Department
110 East Main Street,
Talent, Oregon 97540

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Comment Form

File No. **SPR 2022-003**

- No comment.
- We encourage approval of this request.
- Please address the following concerns should this application be approved:

- We encourage denial of this request for the following reasons:

- Please let us know the results.

Please feel free to attach additional sheets as needed to complete your comments.

Comments by: _____

Mailing Address: _____

_____ Date: _____

Failure to raise an issue by returning this form, or in person or by letter at the hearing, or failure to provide statements or evidence sufficient to afford the decision-maker an opportunity to respond to the issue, means that an appeal based on that issue cannot be filed with the State Land Use Board of Appeals.

Interested parties may review the application, all documents and evidence submitted by or for the applicant, and the applicable criteria and standards at City Hall at no cost. Interested parties may obtain copies at 25 cents per page; 50 cents for 11" x 17" copies.

In compliance with the Americans with Disabilities Act, if you need special assistance, please contact TTY phone number 1-800-735-2900 for English and for Spanish please contact TTY phone number 1-800-735-3896.

The City of Talent is an Equal Opportunity Provider