

**BEFORE THE CITY COUNCIL OF
THE CITY OF WILSONVILLE,
OREGON**

In the Matter of the Application of)	
CITY OF WILSONVILLE)	
for a Rezoning of Land and Amendment)	ZONING ORDER LP19-0003
of the City of Wilsonville Zoning Map)	
Incorporated in Section 4.102 of the)	
Wilsonville Code.)	

The above-entitled matter is before the Council to consider the application of LP19-0003, for a Zone Map Amendment and an Order, amending the official Zoning Map as incorporated in Section 4.102 of the Wilsonville Code.

The Council finds that the subject property (“Property”), described and shown on the attached table and sketch, has heretofore appeared on the City of Wilsonville zoning map zoned as Planned Development Commercial-Town Center (PDC-TC), Planned Development Residential-5 (PDR-5) and Planned Development Residential-6 (PDR-6).

The Council having heard and considered all matters relevant to the application for a Zone Map Amendment, including the Planning Commission record and recommendation, finds that the application should be approved.

THEREFORE IT IS HEREBY ORDERED that The Property, consisting of approximately 136.44 acres located in Sections 13CB, 13CC, 13CD, and 14D, T3S, R1W, City of Wilsonville, Clackamas County, Oregon, as more particularly shown and described in the attached table and sketch, is hereby rezoned to Town Center (TC), subject to conditions detailed in this Order’s adopting Ordinance. The foregoing rezoning is hereby declared an amendment to the Wilsonville Zoning Map (Section 4.102 WC) and shall appear as such from and after entry of this Order.

Dated: This 6th day of May, 2019.

TIM KNAPP, MAYOR

APPROVED AS TO FORM:

Barbara A. Jacobson, City Attorney

ATTEST:

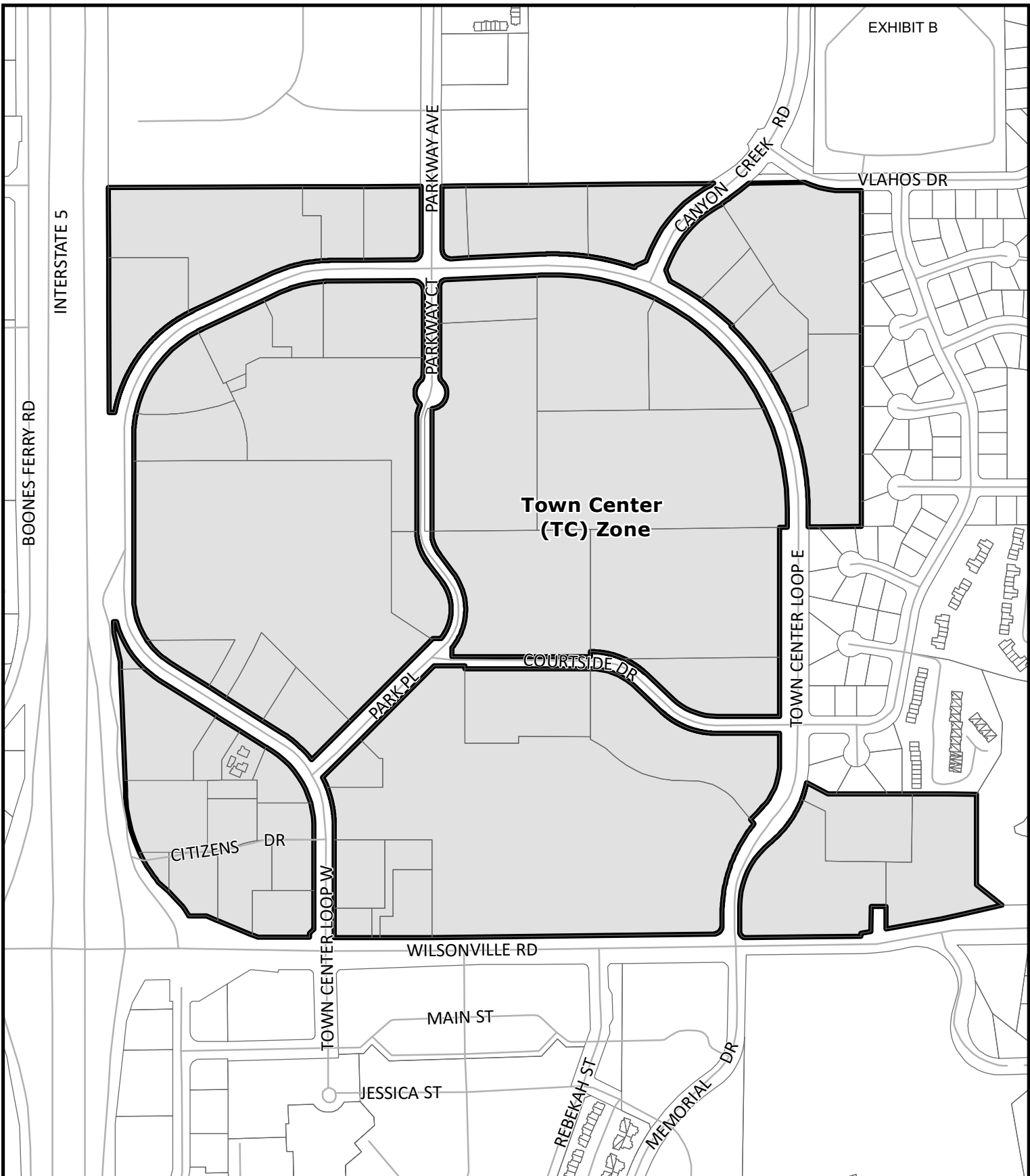
Kimberly Veliz, City Recorder

Attachment: Table and Sketch Depicting Land/Territory to be Rezoned

Ordinance No. 835 Zone Order - Town Center Taxlots

TAXLOT ID	OWNER	EXISTING ZONING	ACRES
31W13CB00100 (part)	HCP SH WINDFIELD VILLAGE LLC	PDC-TC	4.06
31W13CB00200	CORP PRES BSHP CH JESUS CHRIST LDS	PDC-TC	3.03
31W13CB00300	CLARK PROFESSIONAL BUILDING LLC	PDC-TC	0.42
31W13CB00400	CORNWELL FAM LTD PRTRNSHP	PDC-TC	1.07
31W13CB00500	SHEFRIN DAVID K TRUSTEE	PDC-TC	0.74
31W13CB00501	STORAGE PLACE WILSONVILLE LLC	PDC-TC	1.22
31W13CB00600	BOWLING BLDG LLC	PDC-TC	1.77
31W13CB00700	ELLIOTT & ASSOCIATES	PDC-TC	2.34
31W13CB00800	WASHINGTON FEDERAL SAVINGS	PDC-TC	0.50
31W13CB00900	SOLI PROPERTIES LLC	PDC-TC	1.16
31W13CB01000	TOWNCENTER PARK-PORTLAND LLC	PDR-6	5.86
31W13CB01100	US POSTAL SERVICE	PDC-TC	4.01
31W13CB01200	GEM CAPITAL INVESTMENTS LLC	PDC-TC	2.25
31W13CB01300	CLACKAMAS COMMUNITY COLLEGE DISTRICT	PDC-TC	7.99
31W13CC00100	KAISER FOUNDATION HOSPITALS	PDC-TC	6.73
31W13CC00200	CITY OF WILSONVILLE URBN RL	PDC-TC	1.90
31W13CC00201	CITY OF WILSONVILLE URBN RL	PDC-TC	3.55
31W13CC00300	CITY OF WILSONVILLE	PDC-TC	4.77
31W13CC00400	RETAIL OPPORTUNITY INVESTMENTS CORP	PDC-TC	18.50
31W13CC00500	FRY DOUGLAS A & CINDY J	PDC-TC	0.52
31W13CC00600	GOODWILL IND OF THE COLUMBIA WILLAMETTE	PDC-TC	2.45
31W13CD02605	URBAN RENEWAL AGENCY CITY WILSONVILLE	PDR-5	2.77
31W13CD02702	CITY OF WILSONVILLE	PDC-TC	3.58
31W13CD03000	URBAN RENEWAL AGENCY CITY WILSONVILLE	PDR-5	1.72
31W14D 00100	WILSONVILLE LAND PARTNERSHIP	PDC-TC	4.92
31W14D 00104	SFP-F LLC	PDC-TC	2.05
31W14D 00107	WSW LLC	PDC-TC	1.17
31W14D 00109	WILSONVILLE LAND PARTNERSHIP	PDC-TC	1.01
31W14D 00205	D3S LLC	PDC-TC	0.55
31W14D 00206	GEVURTZ BRAD	PDC-TC	1.11
31W14D 00207	GREENTREE PROFESSIONAL LLC	PDC-TC	0.57
31W14D 00209	WEATHERLY PROPERTIES LLC	PDC-TC	0.58
31W14D 00211	THE SHEA-TWO A LLC	PDC-TC	0.79
31W14D 00212	GEVURTZ BRAD	PDC-TC	0.95
31W14D 00216	GEVURTZ BRAD	PDC-TC	0.57
31W14D 00220	LUMBERJACK LP	PDC-TC	15.01
31W14D 00221	PARK PAVILION LLC	PDC-TC	1.22
31W14D 00223	REGAL CINEMAS INC	PDC-TC	5.68
31W14D 00226	CAPITAL REALTY CORP	PDC-TC	1.54
31W14D 00227	WILSONVILLE INVESTMENT PROPERTIES LLC	PDC-TC	1.32

31W14D 00228	KC EVEREST PROPERTIES LLC	PDC-TC	1.08
31W14D 00229	US BANK CORP RE	PDC-TC	0.96
31W14D 00230	29100 TOWN CENTER LLC	PDC-TC	2.11
31W14D 00231	CITY OF WILSONVILLE	PDC-TC	0.06
31W14D 00300	CITY OF WILSONVILLE	PDC-TC	0.14
31W14D 00302	NILI SHAWN S & DORNA	PDC-TC	0.62
31W14D 00400	EK LANDS OREGON LLC	PDC-TC	1.55
31W14D 00402	NILI INVESTMENTS LLC	PDC-TC	2.09
31W14D 00405	GREENTREE ENTERPRISES INC	PDC-TC	0.84
31W14D 00406	8755 SW CITIZENS LLC	PDC-TC	0.66
31W14D 00407	JANROW PROPERTIES LLC	PDC-TC	0.26
31W14D 00409	OREGON ASSN OF NURSRYMN INC	PDC-TC	0.49
31W14D 00411	DUNN DORIS MARJORY ROSE TRUSTEE	PDC-TC	1.09
31W14D 00500	ROBERG JEFF W & ANN E	PDC-TC	1.05
31W14D 00600	WEAKLEY FAMILY LLC	PDC-TC	0.79
31W14D 00700	8900 CITIZENS LLC	PDC-TC	0.18
31W14D 90000	PROFESSIONAL CTR OFFICE CONDO OWNERS	PDC-TC	0.33
31W14D 90001	PLUMLEE WILBUR D & CAROLINE R FOLEY	PDC-TC	0.01
31W14D 90002	PLUMLEE WILBUR D & CAROLINE R FOLEY	PDC-TC	0.02
31W14D 90003	PLUMLEE WILBUR D & CAROLINE R FOLEY	PDC-TC	0.02
31W14D 90004	PLUMLEE WILBUR D & CAROLINE R FOLEY	PDC-TC	0.02
		Total	136.44



Zone Map Amendment

Town Center Zone



April 2019

