



July 5, 2023

To: Planning Commission

From: Planning Division

RE: **Report of Administrative Review Land Use Applications**

The following report represents administrative review applications processed by the Planning Division staff for the month of June 2023.

Applications Approved by the Planning Division

File No.	Name/Description	Site	Applicant
DR-009-23 Approved on 6/1/2023 <i>Site Plan Attached</i>	Majestic Brookwood Park Retail Building 2 Development Review approval for a commercial shell building. I-P zone.	5448 NE BROOKWOOD PKWY; 1N222B002000,	Chelsey Reinoehl Mackenzie
DR-018-23 Approved on 6/15/2023 <i>Site Plan Attached</i>	Hillsboro Aviation Storage Area Paving Request for Development Review approval for the paving of an existing gravel storage area located in the I-P zone.	3976 NE 30TH AVE; 1N228BA00700,	Aron Faegre Aron Faegre Architect 503-880-1469
MOD-011-23 Approved on 6/13/2023	QTS Data Centers DC 3-5 Request for Modification approval to modify the facade of the DC5 building previously approved under Case File No. DR-061-20.	4425 NE HUFFMAN ST; 1N2210003100,	Chheng Lim Sheehan Nagle Hartray Architects 312-837-2035

Key to Acronyms:

DR = Development Review

MOD = Modification

SUB = Subdivision

SNRP = Significant Natural Resource Plan

If you have any questions regarding this report, please contact Chris Barry at (503) 681-6179.



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Client:
MAJESTIC
HILLSBORO
BROOKWOOD LLC

13191 CROSSROADS
PKWY N 6TH FLOOR CITY
OF INDUSTRY, CA 91746

Project:
MAJESTIC
BROOKWOOD PARK -
RETAIL BUILDING 2

MACKENZIE 2023
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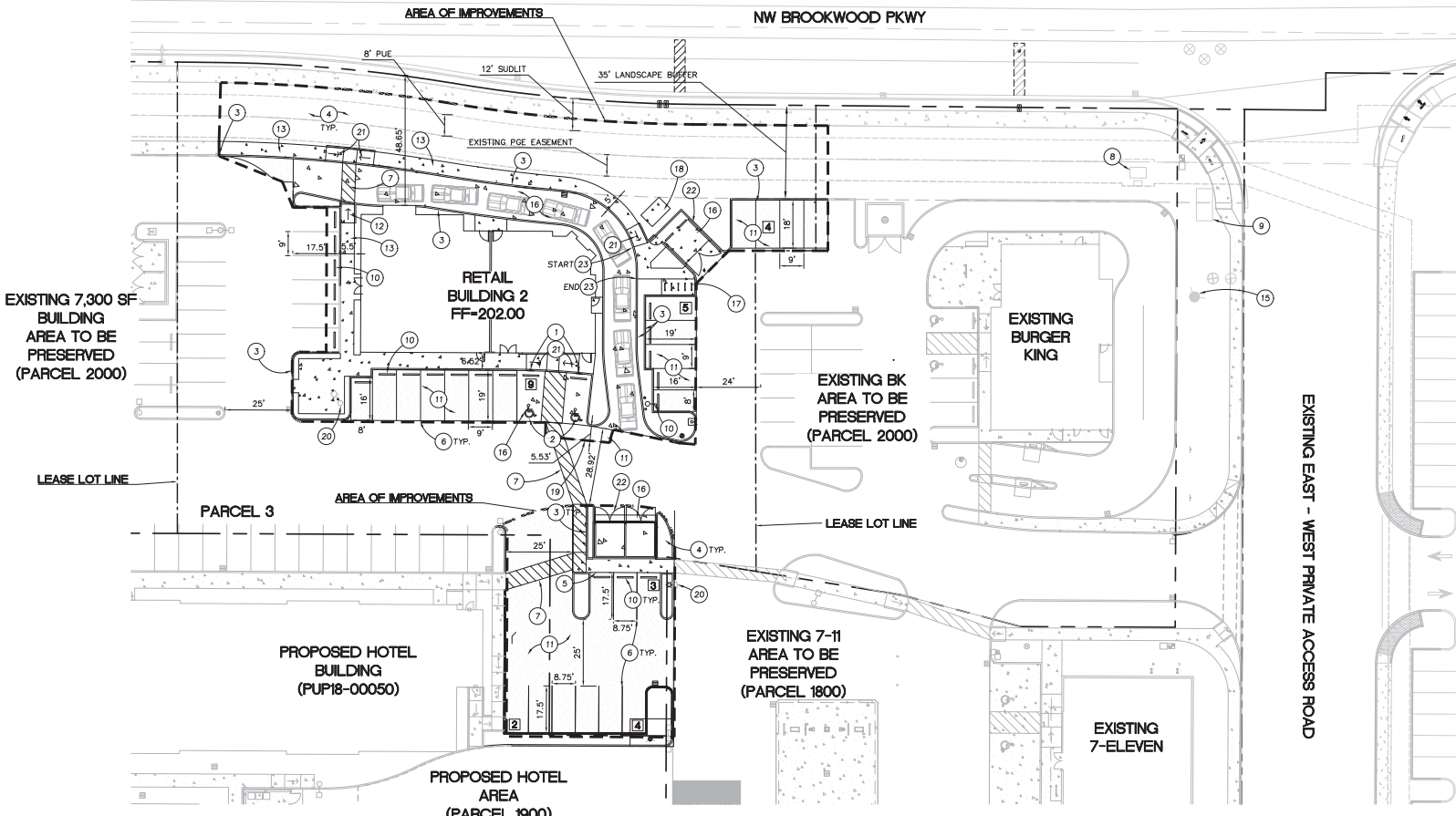
REVISION SCHEDULE		
Date	Issued As	Issue Date

SHEET TITLE:
CONCEPT SITE PLAN

DRAWN BY: OME
CHECKED BY: BCB
SHEET:

C1.13

JOB NO. 2130183.55



- KEYNOTES**
1. PROPOSED ADA SIGN
 2. PROPOSED STANDARD ADA PARKING
 3. PROPOSED 6" VERTICAL CURB
 4. PROPOSED LANDSCAPE AREA
 5. PROPOSED SIDEWALK
 6. PROPOSED 4" WHITE PAINT STRIPE
 7. PROPOSED STRIPED PEDESTRIAN CROSSING
 8. EXISTING PGE POWER VAULT
 9. EXISTING WATER VAULT
 10. PROPOSED CONCRETE WHEEL STOP
 11. PROPOSED LIGHT DUTY ASPHALT PAVEMENT SECTION
 12. PROPOSED PERPENDICULAR ADA RAMP
 13. PROPOSED CONCRETE SIDEWALK
 14. PROPOSED RETAINING WALL
 15. EXISTING FIRE HYDRANT
 16. PROPOSED CONCRETE PAVEMENT
 17. PROPOSED BIKE STALLS
 18. PROPOSED CONCRETE PAD FOR TRANSFORMER
 19. PROPOSED CONCRETE SAWCUT
 20. EXISTING SITE LIGHT TO REMAIN
 21. PROPOSED PARALLEL ADA RAMP
 22. PROPOSED TRASH ENCLOSURE
 23. 6" VERTICAL CURB WITH 6" REAR EXPOSURE

PARKING DATA

TOTAL PROPOSED PARKING SPACES	27
PROPOSED PARKING SPACES WITHIN PARCEL 2000	20
PROPOSED UNIVERSAL PARKING (8.75'x17.5', 8.75'x18', 9'x17.5')	3
PROPOSED COMPACT SPACES (8'x16')	2
PROPOSED ADA PARKING SPACES	2
PROPOSED PARKING SPACES WITHIN PARCEL 1900	2
PROPOSED UNIVERSAL PARKING (8.75'x17.5', 8.75'x18', 9'x17.5')	0
PROPOSED ADA PARKING SPACES	0
TOTAL PROPOSED BIKE PARKING SPACES	10



EAST ELEVATION SCALE: 1/4" = 1'-0" 1

MATERIAL LEGEND:

- (P1) SHERWIN WILLIAMS SW 7055 PURE WHITE
- (P2) SHERWIN WILLIAMS SW 7051 ACCESSIBLE BEIGE
- (P3) SHERWIN WILLIAMS SW 7048 URBAN BRONZE
- (P4) SHERWIN WILLIAMS SW 6440 COURTYARD
- 2x4 1/2 OFFSET ALUM. STOREFRONT DARK BRONZE ANODIZED FINISH WITH 1" CLEAR INSUL. GLAZING
- BRICK VENEER NO. 1 MUTUAL MATERIALS COAL CREEK - WIRE CUT
- BRICK VENEER NO. 2 MUTUAL MATERIALS REDONDO GRAY - WIRE CUT
- DALTILE BASE (OR SIMILAR) COLOR CODE: S047
- METAL SIDING DMV DIMENSIONAL METALS, INC. (OR SIMILAR) MODELS: HWFA16 & HWPH12

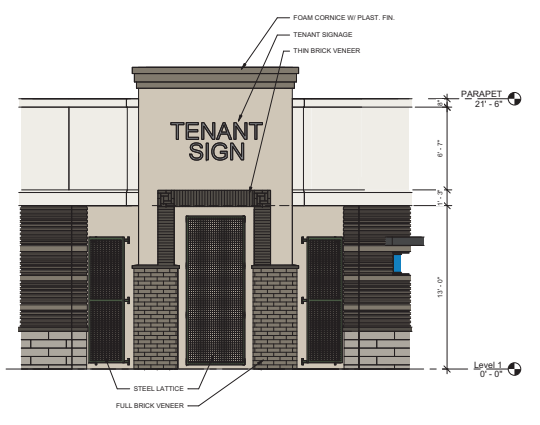
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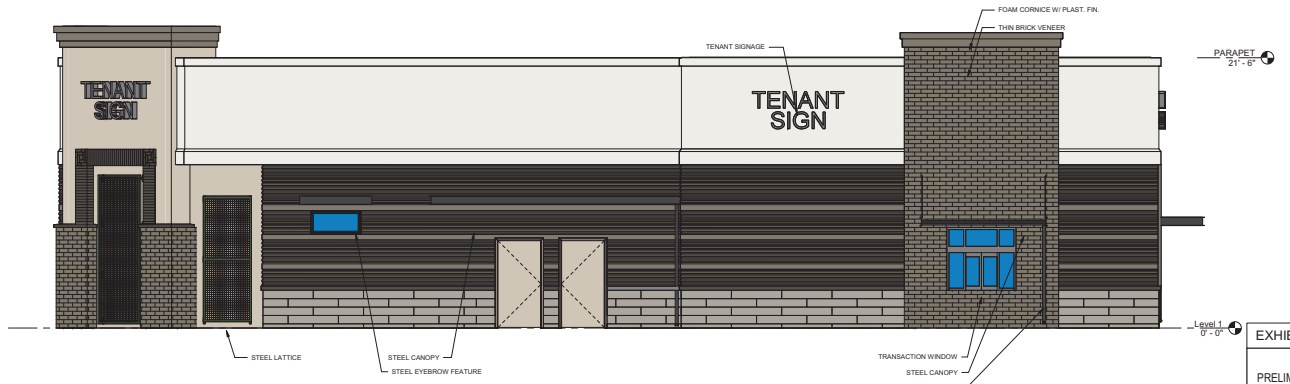
SOUTH ELEVATION SCALE: 1/4" = 1'-0" 3



NORTH ELEVATION SCALE: 1/4" = 1'-0" 2



NORTH WEST CORNER ELEVATION SCALE: 1/4" = 1'-0" 5



WEST ELEVATION SCALE: 1/4" = 1'-0" 4

GARDNER CONSTRUCTION CO., L.P.
 13101 Greenwood Valley Road
 Dayton, Indiana, 45424-1547
 Phone: (937) 299-0400

ELEVATIONS
 MAJESTIC BROOKWOOD LOT 2 - BLDG. NO. 2
 MAJESTIC HILLSBORO BROOKWOOD, LLC
 11011 PINE STREET, HILLSBORO, OR 97124

EXHIBIT 04

PRELIMINARY NOT FOR CONSTRUCTION

12964-B

A103

OF 5 SHEETS

SCALE: 1/4" = 1'-0"

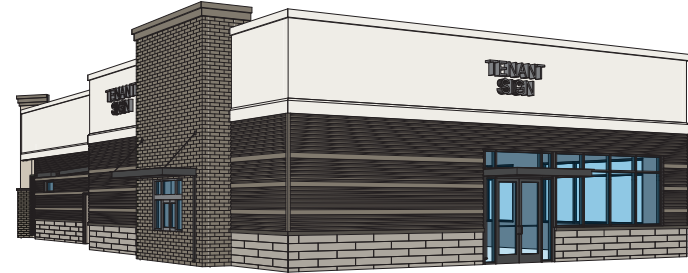
DATE: 12/21/2022

JOB NO.:

DRAWN BY:



SOUTH EAST CORNER PERSPECTIVE SCALE: 3



SOUTH WEST CORNER PERSPECTIVE SCALE: 1



NORTH WEST CORNER PERSPECTIVE SCALE: 4



NORTH EAST CORNER PERSPECTIVE SCALE: 2

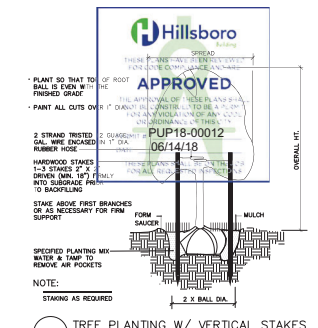
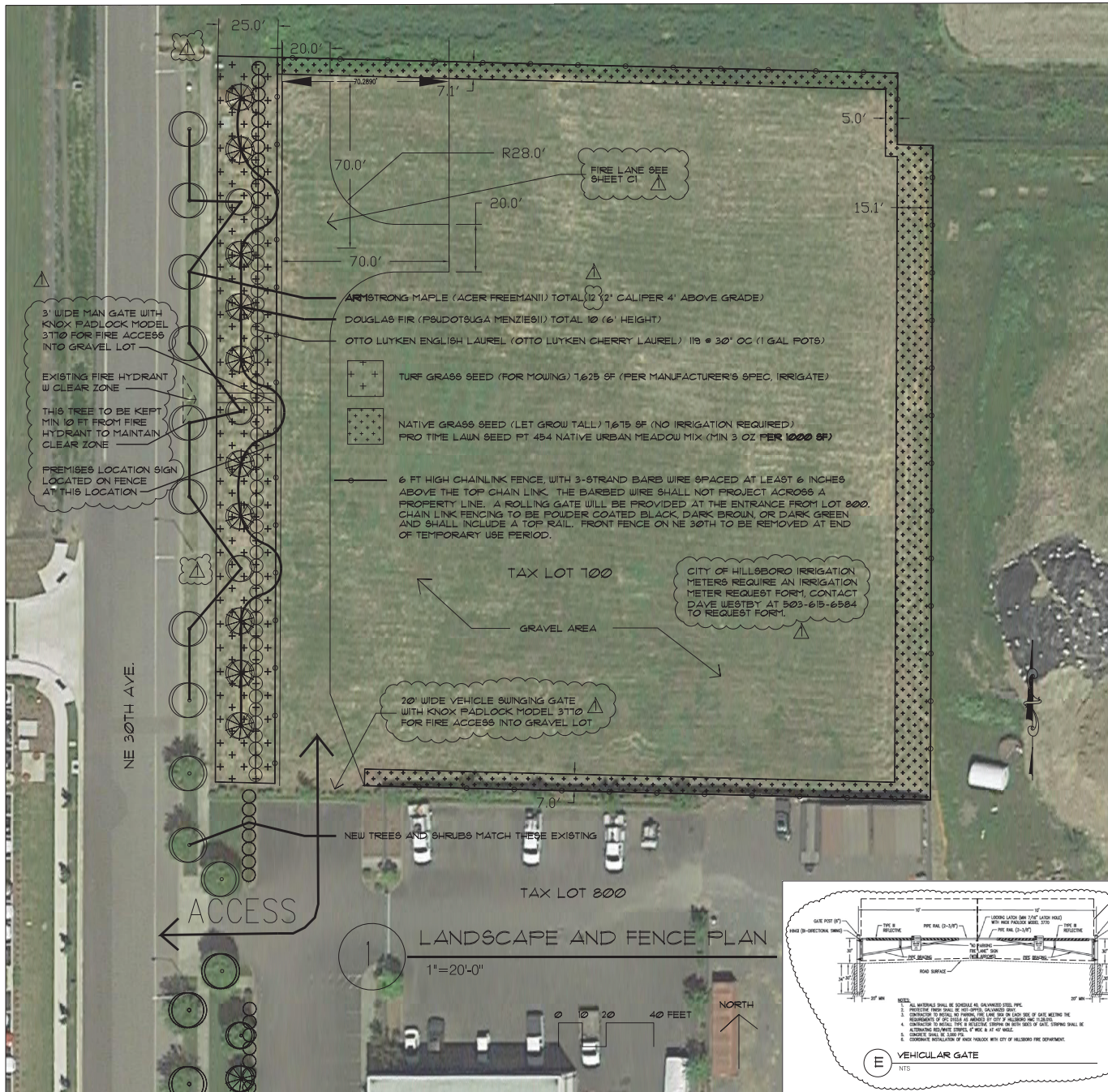
The North West Corner Perspective Co., L.P.
 11111 Commerce Parkway North
 Dallas, Texas 75243
 Phone: (972) 486-0000
 Fax: (972) 486-0001
 www.nwcorner.com

NO.	DATE	BY	CHK

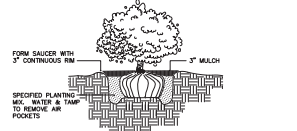
COMBIE CONSTRUCTION CO., L.P.
 11111 Commerce Parkway North
 Dallas, Texas 75243
 Phone: (972) 486-0000
 Fax: (972) 486-0001
 www.combie.com

PERSPECTIVES
 MAJESTIC BROOKWOOD LOT 2 - BLDG. NO. 2
 MAJESTIC HILLSBORO BROOKWOOD, LLC
 11111 PFLUMMER STREET, HILLSBORO, OR 97124

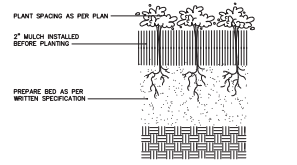
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PRELIMINARY NOT FOR CONSTRUCTION	JOB NO. 12964-B	SHEET NO. A104 4 OF 7 SHEETS



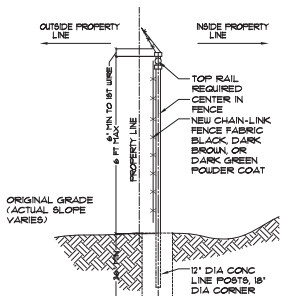
A TREE PLANTING W/ VERTICAL STAKES
SCALE: NOT TO SCALE



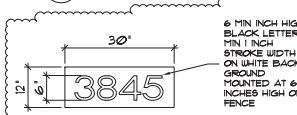
B SHRUB PLANTING DETAIL
SCALE: NOT TO SCALE



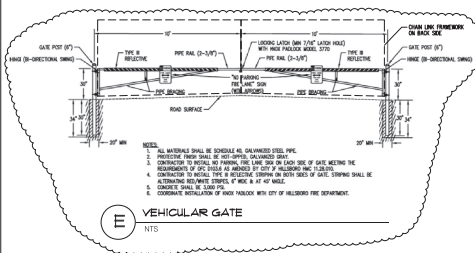
C GROUNDCOVER PLANTING DETAIL
SCALE: NOT TO SCALE



D CHAIN LINK FENCE DETAIL
NTS



E VEHICULAR GATE
NTS



E VEHICULAR GATE
NTS

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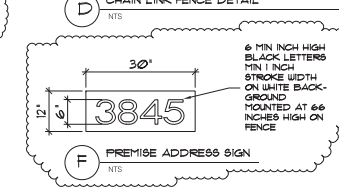
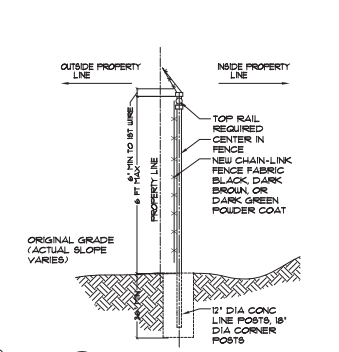
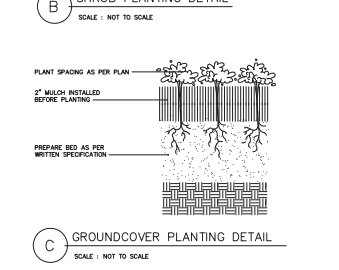
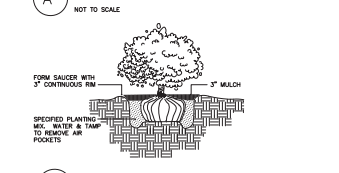
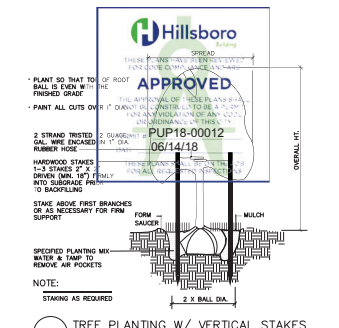
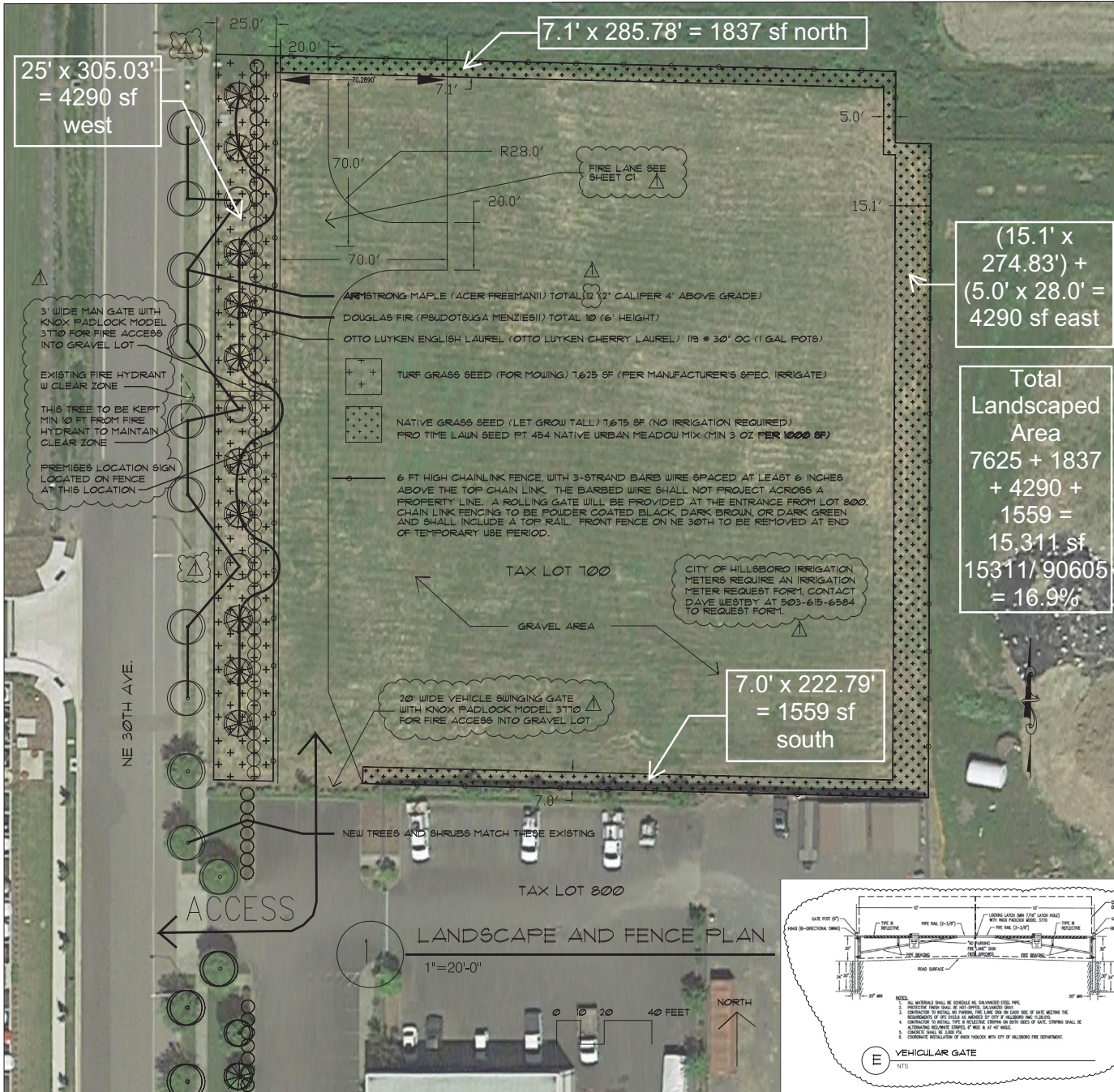
LYONS PROPERTY LLC
HILLSBORO AVIATION TEMPORARY GRAVEL AREA
3876 NE 30TH AVE., HILLSBORO, OREGON 97124

LANDSCAPE PLAN

DATE: 3/28/2018
DRAWN BY:
CHECKED BY:
AF

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Area Analysis Added by AF 2023-5-11

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faegre@earthlink.net

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191
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OREGON
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LYONS PROPERTY LLC
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3876 NE 30TH AVE., HILLSBORO, OREGON 97124

LANDSCAPE PLAN

DATE: 3/28/2018
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NO.	DATE	DESCRIPTION
1	4-15-18	PLAN REVIEW CHANGES

PAGE: 1