



PLANNING DEPARTMENT, 231 NE Fifth Street, McMinnville, Oregon 97128
www.mcminnvilleoregon.gov

September 6, 2019

Pikes Northwest, LLC
c/o Ted Pikes
698 12th Street SE #140
Salem, OR 97301

RE: TML 1-19: Three Mile Lane Design Review for Altimus Plaza Signage
375 SE Norton Lane, Tax Lot 4-4-27-00-402

Dear Mr. Pikes:

This letter is to advise you that McMinnville's Three Mile Lane Design Review Committee recently reviewed your submitted plans for the Three Mile Lane Design Review application to for new signage for the Altimus Plaza property at 375 SE Norton Lane.

After careful review and study, your plans have been approved subject to the following conditions. Attached is the land-use decision with the Findings of Fact, Conclusionary Findings, and Conditions of Approval for your records. The conditions of approval are also listed below:

Conditions of Approval for Three Mile Lane Design Review (TML 1-19):

The approval of this application will expire 12 months from the date of issuance if the work hasn't been initiated and completed.

1. The applicant shall flag the footprints of the signs and contact the City of McMinnville and McMinnville Water & Light to verify the signs and footings will not be within easements or impact water, sewer, or other utilities. The applicant shall obtain verification that the location doesn't impact utilities or easements from the City and McMinnville Water & Light before commencing work.
2. All landscaping damaged or removed to accommodate the signs shall be repaired and replaced in good condition. Landscaping matching the existing landscaping shall be installed where the existing rock monument sign is removed. Note: existing trees and shrubs shall not be removed to increase visibility of the proposed signs without prior approval of modification of the landscape plan.
3. The applicant shall complete the requirements to obtain the permit for the signs and obtain that permit (Permit #569-19-000115-STR).

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This letter shall act as official notification of the Three Mile Lane Design Review Committee's decision. An appeal of the committee's decision may be made to the Planning Commission if notice of intent to appeal is filed in the Planning Department no later than September 21, 2019. If no appeal is filed by 5:00 p.m. on this date, the decision shall be final.

If you have any questions regarding this matter, please call me at (503) 434-7311.

Sincerely,

A handwritten signature in black ink, appearing to read "Heather Richards", written in a cursive style.

Heather Richards, PCED
Planning Director

HR:sjs

C: Cory Ziglinski, via e-mail: coryz@salemsign.com
Ozzie Spady, via e-mail: ozzie@salemsign.com

Attachments:
DECISION, CONDITIONS, FINDINGS OF FACT, AND CONCLUSIONARY FINDINGS OF THE
MCMINNVILLE THREE MILE LANE DESIGN REVIEW COMMITTEE FOR APPROVAL OF THE
DESIGN REVIEW REQUEST AT 375 SE NORTON LANE.