



## COMMUNITY DEVELOPMENT

333 Broadalbin Street SW, PO Box 490, Albany, Oregon 97321-0144 | BUILDING 541-917-7553 | PLANNING 541-917-7550

# Notice of Decision

## Historic Review of Exterior Alterations

HI-03-20

March 4, 2020

Type of Application:	Historic Review of Exterior Alterations to: Remove existing porch railing and replace with upgraded material.
Review Body:	Landmarks Commission
Property Owner:	Andrea Allen; PO Box 779, Atascadero, CA 93423
Applicant:	Marlena Thomas; 1109 NW 9th Avenue, Corvallis, Oregon 97330
Address/Location:	1105 1st Avenue NE, Albany, Oregon 97321
Map/Tax Lot:	Linn County Assessor's Map No. 11S-03W-06DA; Tax Lot 3700
Zoning & Historic District:	Residential Medium Density (RM) Zone

On March 4, 2020, the Albany Landmarks Commission **APPROVED with conditions** the application described above. The Landmarks Commission based its decision upon consideration of applicable standards and review criteria listed in the Albany Development Code (ADC) and consideration of public testimony. The supporting documentation relied upon by the City in making this decision is available for review at City Hall, 333 Broadalbin Street SW. For more information, please contact Project Planner **Tony Mills** at [tony.mills@cityofalbany.net](mailto:tony.mills@cityofalbany.net) or 541-917-7555, or Planning Manager David Martineau at 541-917-7561.

The City's decision may be appealed to the City Council if a person with standing files a completed Notice to Appeal application and the associated filing fee no later than 10 days from the date the City mails the Notice of Decision. The applicants may proceed, at their own risk, prior to the end of the appeal period, provided they sign a Release and Indemnity Agreement with the City.

This approval expires in three years, unless a valid approved building permit exists for new construction or improvements, and work has commenced, or unless an extension has been granted pursuant to ADC 1.083. The issuance of this approval by the City of Albany does not eliminate the need for compliance with other federal, state, or local regulations. It is the applicant's responsibility to contact other federal, state, or local agencies or departments to assure compliance with all applicable regulations.

  
Landmarks Commission Chair

Appeal Date: **March 14, 2020**  
Approval Expiration Date (if not appealed): **March 4, 2023**

[cd.cityofalbany.net](http://cd.cityofalbany.net)



## Attachments:

- A. Location Map
- B. Information for the Applicant

## Conditions of Approval

**Condition 1** The Building Official may provide building code leniency to allow the porch railings to be reinstalled at 36 inches and handrails to be reinstalled at 30 inches. Prior to the issuance of a building permit, the applicant shall submit elevation plans and/or porch details for review and approval by the Community Development Department.

**Condition 2** Skirting along the street facing façade will utilize pressure treated cedar building materials.

**The issuance of this permit by the City of Albany does not eliminate the need for compliance with other federal, state, or local regulations. It is the applicant's responsibility to contact other federal, state, or local agencies or departments to assure compliance with all applicable regulations.**

## Information for the Applicant

Please read the following requirements. This list is not meant to be all-inclusive; we have tried to compile requirements that relate to your specific type of development. These requirements are not conditions of the land use decision. They are Albany Municipal Code (AMC) or ADC regulations or administrative policies of the planning, public works, fire, or building departments that you must meet as part of the development process. You must comply with state, federal, and local law. The issuance of this permit by the City of Albany does not eliminate the need for compliance with other federal, state, or local regulations. It is the applicant's responsibility to contact other federal, state, or local agencies or departments to ensure compliance with all applicable regulations.

### Planning

Land use approval does not constitute building or Public Works permit approvals.

### Building

#### Permits

Obtain building permits prior to any construction.

#### Plan Review for Permits

All plans submitted for review for building permits will need to be submitted electronically. Contact the building division front counter at [ePlans@cityofalbany.net](mailto:ePlans@cityofalbany.net) for details and instructions prior to submittal.

# Legend

-  1105 1st Ave.
-  Albany Parcels



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0 40 80 Feet

Date: 2/4/2020 Map Source: City of Albany

## 1105 1st Ave.

## Location / Zoning Map