



## 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-04-22

May 11, 2022

Type of Application:	Historic Review of Exterior Alteration to one (1) non-original wood window on rear of structure (north side) and substitute materials proposal for replacement of siding on rear of structure (north side) with Hardie Plank Lap Siding.
Review Body:	Landmarks Commission (Type III review)
Property Owner/Applicant:	Daniel Steele; 539 Third Avenue SE, Albany, OR 97321
Address/Location:	539 Third Avenue SE, Albany, OR 97321
Map/Tax Lot:	Linn County Assessor's Map No. 11S-03W-06DC; Tax Lot 2200
Zoning:	Hackleman Monteith (HM) Zoning District, Hackleman National Historic District

On May 4, 2022, the Albany Landmarks Commission granted **Approval with Conditions** of 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), staff report dated April 27, 2022, 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, Albany, OR 97321. For more information, please contact Matthew Ruetters, project planner, at [matthew.ruetters@cityofalbany.net](mailto:matthew.ruetters@cityofalbany.net), or David Martineau, at [david.martineau@cityofalbany.net](mailto:david.martineau@cityofalbany.net) or 541-917-7555.

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 1.320. 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.

*signature on file*

Landmarks Commission Chair

**Appeal Date: May 23, 2022**

**Approval Expiration Date (if not appealed): May 11, 2025**

Attachment: Information for the Applicant

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.

## Conditions of Approval

Condition 1 **Siding Material, Size, and Design** - The proposed siding shall be as described and depicted in the application materials and staff analysis. The applicant shall have the option of replacing the proposed siding with wood siding if the size and design are otherwise the same.

## 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 Albany Development Code (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 [cdcustomerservice@cityofalbany.net](mailto:cdcustomerservice@cityofalbany.net) for details and instructions prior to submittal.