

AFFIDAVIT of MAILING

STATE OF OREGON)

CITY OF SALEM)

I, Jeff Springer, do hereby certify that on April 4, 2025, I deposited true and correct copies of the NOTICE OF DECISION in the Salem post office addressed to the attached mailing list, for the application for Class 1 Design Review, Class 2 Adjustment, Class 2 Driveway Approach Permit, Class 3 Site Plan Review, Partition Tentative Plan, Urban Growth Preliminary Declaration Case No. "PAR-UGA-SPR-ADJ-DAP-DR25-02"; Application No. 24-123435-PLN:

"Summary: Proposed development of a new 72-unit multiple-family residential development.

Request: A consolidated application for an Urban Growth Preliminary Declaration; Tentative Partition Plan to create two parcels 3.0-acres and 1.05-acres in size; and Class 3 Site Plan Review, Class 1 Design Review and two Class 2 Driveway Approach Permits for development of the second phase of a multifamily apartment complex, with thirteen Class 2 Adjustments:

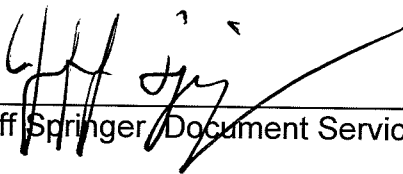
- 1.) To eliminate the minimum 10-foot setback abutting a flag lot accessway, per SRC 514.010(d);
- 2.) To eliminate the six-foot-tall fence for the setback to Phase 1 of the development on the abutting RMII-zoned property to the east, per SRC 514.010(d);
- 3.) To reduce the number of trees to be planted along the parking area perimeter adjacent to Building S, per SRC 702.020(b)(7);
- 4.) To reduce the minimum planter bay width of various planter islands throughout the parking area from nine feet to eight feet, per SRC 702.020(b)(7)(B);
- 5.) To reduce the minimum setback for Building P from 36 feet to 28 feet to the north property line abutting an RA-zoned property, per SRC 702.020(e)(2)
- 6.) To the building orientation of Building M and not provide an architecturally defined primary building entrance or direct pedestrian access for a building located within 25 feet of the property line abutting a street, per SRC 702.020(e)(5);
- 7.) To the building orientation of Building R and not provide an architecturally defined primary building entrance or direct pedestrian access for a building located within 25 feet of the property line abutting a street, per SRC 702.020(e)(5);
- 8.) To the building orientation of Building S and not provide an architecturally defined primary building entrance or direct pedestrian access for a building located within 25 feet of the property line abutting a street, per SRC 702.020(e)(5);
- 9.) To not provide a porch or architecturally defined entry area for each ground level dwelling unit for Building M, per SRC 702.020(e)(6);
- 10.) To not provide a porch or architecturally defined entry area for each ground level dwelling unit for Building N, per SRC 702.020(e)(6);
- 11.) To not provide a porch or architecturally defined entry area for each ground level dwelling unit for Building P, per SRC 702.020(e)(6);
- 12.) To not provide a porch or architecturally defined entry area for each ground level

dwelling unit for Building R, per SRC 702.020(e)(6);
13.) To not provide a porch or architecturally defined entry area for each ground level dwelling unit for Building S, per SRC 702.020(e)(6).

The development site is 4.05-acres in size, zoned RM-II (Multiple-Family Residential II) and located at 4455 27th Avenue SE (Marion County Assessors Map and Tax Lot Numbers 083W12C / 600 and 800). "

A copy of such notification is filed in the case file. Said notifications were addressed to all applicable parties per SRC 300, Procedures Ordinance.

DATED at Salem, Oregon, April 4, 2025.



Jeff Springer / Document Services Supervisor