

**Planning/Permit Application Center**

City Hall

555 Liberty St. SE, Room 320

Salem OR 97301-3513

503-588-6213 [planning@cityofsalem.net](mailto:planning@cityofsalem.net)

If you need the following translated in Spanish, please call 503-588-6256.

Si usted necesita lo siguiente traducido en español, por favor llame 503-588-6256.

**Project Description**

LUCS.

Site is relatively flat with access to Lancaster Drive SE from an existing private street serving Carmax, Santiam Regal Cinema, and the Silver Dollar Tavern. The property is located on the north side of the private driveway and located west of the Silver Dollar Tavern. The site is surrounded by existing development, including residential to the north, and commercial to the west, south, and east. A similar facility was approved on the project site under the current 1200-C permit and included the construction of a residential care facility and associated improvements. The second phase will partition the property into two lots and construct a second residential care facility. This will include the primary facility, as well as other site improvements such as a stormwater facility, parking lot, waste storage area, landscaping, bike parking, and a fire lane and turnaround.

Land Use Compatibility Statement - Except Dept of Education

**Work site location and information**

<b>Street address of or location of subject property</b>	<b>325 LANCASTER DR SE SALEM OR 97317</b>
<b>Size of property (acres)</b>	5.57
<b>Tax Lot Number</b>	072W31BB04501
<b>Neighborhood Association</b>	Southeast Salem Neighborhood Association (SESNA)

**People information**

<b>Applicant</b>	HARPER HOUF PETERSON 205 SE SPOKANE ST SUITE 200 PORTLAND OR 97202	503-221-1131 <a href="mailto:hillaryh@hhpr.com">hillaryh@hhpr.com</a>
<b>Owner</b>	Bryce Peterson <a href="mailto:bryce@oregoncfs.com">bryce@oregoncfs.com</a>	
<b>Owner</b>	COMMUNITY FIRST SOLUTIONS PO BOX 62 TURNER OR 97392	503-781-8559 <a href="mailto:michael@oregoncfs.com">michael@oregoncfs.com</a>
<b>Contact</b>	HARPER HOUF PETERSON 205 SE SPOKANE ST SUITE 200 PORTLAND OR 97202	503-221-1131 <a href="mailto:hillaryh@hhpr.com">hillaryh@hhpr.com</a>

## Project information

Site Area (Acreage)	5.57
MS4 Reporting	Yes
Existing use structures and/or other improvements on site	Residential Treatment Facility
Neighborhood Association Contact	None with the LUCS - previously with the Conditional Use and Site Plan Review applications.
Salem-Keizer Transit Contact	None
Homeowners Association	N/A

## Land Use fees

Description	Amount
Land Use Compatibility Statement	\$359.00
Automation Surcharge	\$5.00
<b>Total Fees</b>	<b>\$364.00</b>

## Terms and Conditions

**Correct information:** I hereby certify I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not.

**Copyright release for government entities:** I hereby grant permission to the City of Salem to copy, in whole or part, drawings and all other materials submitted by me, my agents, or representatives. This grant of permission extends to all copies needed for administration of the City's regulatory, administrative, and legal functions, including sharing of information with other governmental entities.

**Indemnity:** I, the permit applicant, shall indemnify, defend and hold harmless the City of Salem, its officers, employees and agents from any and all claims arising out of or in connection with work done under this permit.

## Authorizations

- Property owners and contract purchasers are required to authorize the filing of this application and must sign below. This signed form must be uploaded with other review documents.
- If the applicant and/or property owner is a Limited Liability Company (LLC), please also provide a list of all members of the LLC with your application.
- All signatures represent that they have full legal capacity to and hereby do authorize the filing of this application and certify that the information and exhibits herewith submitted are true and correct.
- I (we) hereby grant consent to the City of Salem and its officers, agents, employees, and/or independent contractors to enter the property identified above to conduct any and all inspections that are considered appropriate by the City to process this application.

This application was electronically submitted to the City of Salem Permit Application Center by **HARPER HOUF PETERSON RIGHELLIS INC** (PersonID: 348799) on **June 4, 2025 at 9:14 AM**.

**I (we) hereby give notice of the following concealed or unconcealed dangerous conditions on the property:**

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**I (we) certify that I (we) have read, understood, and confirm all the statements listed above and throughout the application form.**

**Authorized Signature:** \_\_\_\_\_

**Printed Name:** \_\_\_\_\_ **Date:** \_\_\_\_\_

**Address (include ZIP):** \_\_\_\_\_

**Authorized Signature:** \_\_\_\_\_

**Printed Name:** \_\_\_\_\_ **Date:** \_\_\_\_\_

**Address (include ZIP):** \_\_\_\_\_

**Authorized Signature:** \_\_\_\_\_

**Printed Name:** \_\_\_\_\_ **Date:** \_\_\_\_\_

**Address (include ZIP):** \_\_\_\_\_

(For office use only)		
Received by:	Date:	Receipt Number: