

LU 23-0002 Development Review Timeline

	S	M	T	W	T	F	S					
Jul 23							1					
	2	3	4	5	6	7	8					
	9	10	11	12	13	14	15	2				0. Applicant's completion date in Petition for Writ of Mandamus
	16	17	18	19	20	21	22	9	3			Delay - 6 days to Notice
	23	24	25	26	27	28	29	16	10			1. Notice 7/19, Public Comment Period (2 weeks), 120-day clock starts
Aug 23	30	31	1	2	3	4	5	23	17			- Public comments : 0 in favor, 2 indifferent, 19 opposed
	6	7	8	9	10	11	12	30	24			2. Staff Report Period (2-4 weeks)
	13	14	15	16	17	18	19	37	31			- No staff report published
	20	21	22	23	24	25	26	44	38			
Sept 23	27	28	29	30	31	1	2	51	45			Delay - 23 days (29 total) to Re-notice
	3	4	5	6	7	8	9	58	52			- Applicant 45 day extension (165 days) to submit additional materials:
	10	11	12	13	14	15	16	65	59			- stormwater management and sensitive lands
	17	18	19	20	21	22	23	72	66	1		1. Re-notice 9/23, Public Comment Period (2 weeks), 120-day clock restart (?)
	24	25	26	27	28	29	30	79	73	8		- Public comments : 0 in favor, 2 indifferent, 25 opposed
Oct 23	1	2	3	4	5	6	7	86	80	15		2. Staff Report Period (2-4 weeks, actual 3.5 weeks)
	8	9	10	11	12	13	14	93	87	22		- Public records E-001 to F-013 creation date = 10/10/2023 (?)
	15	16	17	18	19	20	21	100	94	29		- 10/25: Staff Report published
	22	23	24	25	26	27	28	107	101	36		3. Appeal Period to DRC (15 days)
Nov 23	29	30	31	1	2	3	4	114	108	43		- 10/31: City Preemptively schedules DRC for 11/20
	5	6	7	8	9	10	11	121	115	50		- 11/6: LFNA Appeal filed
	12	13	14	15	16	17	18	128	122	57		Delay - 10 days (39 total) to DRC Meeting #1
	19	20	21	22	23	24	25	135	129	64		4. DRC Period (4 weeks, actual 7.5 weeks including delays)
	26	27	28	29	30	1	2	142	136	71		- Public comments : 0 in favor, 0 indifferent, 108 opposed
Dec 23	3	4	5	6	7	8	9	149	143	78		- F-012 missing pages 16-20, Improperly redacted documents
	10	11	12	13	14	15	16	156	150	85		-12/18: City informs 120-day period error, date is 12/26 based on 7/14
	17	18	19	20	21	22	23	163	157	92		Delay - 16 days (55 total) to DRC Findings
	24	25	26	27	28	29	30	170	164	99		-12/26: 166 days into land use process based on 7/14 if re-notice doesn't reset
Jan 24	31	1	2	3	4	5	6	177	171	106		5. DRC Findings (2 weeks, actual 3 weeks)
	7	8	9	10	11	12	13	184	178	113		- Dismisses opponents as "opinions" and city/applicant as "experts"
	14	15	16	17	18	19	20	191	185	120		Delay - 7 days (62 total) - State of Emergency
	21	22	23	24	25	26	27	198	192	127		6. Appeal Period to City Council (15 days)
Feb 24	28	29	30	31	1	2	3	205	199	134		- 1/23 DRC approval; 1/24: Applicant Petition for Writ of Mandamus; 1/29 LFNA appeal
	4	5	6	7	8	9	10	212	206	141		7. City Council Hearing (TBD)
	11	12	13	14	15	16	17	219	213	148		- 2/9: Clackamas Circuit Court for Applicant's petition at 1:30pm
	18	19	20	21	22	23	24	226	220	155		- 2/12: 120-day deadline reported in Staff Report on 10/25/2023
Mar 24	25	26	27	28	29	1	2	233	227	162		(10/22/23 to 2/12/24 = 143 days)
	3	4	5	6	7	8	9	240	234	169		8. City Council Findings (2 weeks)
	10	11	12	13	14	15	16	247	241	176		
	17	18	19	20	21	22	23	254	248	183		Conclusion 120-day Statute
	24	25	26	27	28	29	30	261	255	190		9. Appeal Period to LUBA (3 weeks)
Apr 24	31	1	2	3	4	5	6	268	262	197		
	7	8	9	10	11	12	13	275	269	204		

City of Lake Oswego DRC Timeline

	Minimum Days	Maximum Days
Public Comment Period	14	14
Staff Report (2-4 weeks)	14	28
Appeal	15	15
DRC Hearing (4 weeks)	28	28
DRC Findings	14	14
Appeal Period	15	15
City Council Hearing (2-4 weeks)	14	28
City Council Findings	14	14
Decision	128	156
*Both City timelines exceed the 120-day Oregon statute		
Applicant extension	45	45
Decision	173	201
**Both extension timelines exceed the 165-day requirement (120 + 45)		
***All timelines above DO NOT account for the additional 55 days of delay City introduced into LU 23-0002		