Master Land Use Application

City of La Center, Planning Services
210 E 4th Street
La Center, WA 98629
www.ci.lacenter.wa.us
Ph. 360.263.7665 Fax: 360.263.7666
www.ci.lacenter.wa.us

Property Information

Site Address 33506 NW 11TH CT, LA CENTER, WA 98629

Legal Description #26 SEC 4 T4N R1EWM 11.5 A M/L & #23 SEC 33 T5NR1EWM .29A

Assessor's Serial Number 209709000 & 258641000

Lot Size (square feet) 495,872 & 8,044

Zoning/Comprehensive Plan Designation LDR-7.5/UL

Existing Use of Site SINGLE FAMILY RESIDENCE

Contact Information

APPLICANT:

Contact Name CHRIS AVERY

Company MINISTER-GLAESER SURVEY

Phone 360-907-3379 **Email** CSA@MGSURVEY.COM

Complete Address 2200 E EVERGREEN BLVD. VANCOUVER WA. 98661

Signature Chris Avery
(Original Signature Required)

APPLICANT'S REPRESENTATIVE:

Contact Name SAME AS APPLICANT

Company

Phone **Email**

Complete Address

Signature
(Original Signature Required)

PROPERTY OWNER:

Contact Name LELAND & MARY LARSEN

Company N/A

Phone LELAND:503-519-7091 MARY:360-518-1469 **Email** LELANDL2122@GMAIL.COM ETTAMAE5@GMAIL.COM

Complete Address 33506 NW 11TH CT, LA CENTER, WA 98629

Signature Mary Larsen
(Original Signature Required)

Development Proposal

Project Name

Type(s) of Application BOUNDARY LINE ADJUSTMENT

Previous Project Name and File Number(s), if known N/A

Pre-Application Conference Date and File Number N/A

Description of Proposal TWO LOT BOUNDARY LINE ADJUSTMENT BETWEEN THE SUBJECT PARCELS RESULTING IN A 5.00 ACRE LOT AND A 6.56 ACRE LOT, UTILIZING THE DEVELOPMENT STANDARDS OF THE LDR-7.5 ZONING DISTRICT. THE EXISTING RESIDENCE AND OUTBUILDINGS WILL BE ENTIRELY RETAINED ON PARCEL 209709000.

Office Use Only

File # _____ **Fees: $**_____

Received By _____ **Date Paid:** _____

Date Received: _____ **Receipt #** _____

Procedure:
- ☐ **Type I**
- ☐ **Type II**
- ☐ **Type III**
- ☐ **Type IV**

Notes _____

AGREEMENT TO PAY PROFESSIONAL, PROJECT REVIEW, INSPECTION AND RELATED EXPENSES

THIS AGREEMENT is entered into by and between the City of La Center, a Washington municipal corporation, and Applicant MINISTER-GLASER SURVEY concerning the following project:

Project Address: LARSEN BLA, 33506 NW 11TH CT, LA CENTER, WA 98629

Parcel #: 209709000 & 258641000

Project/Permit Review: _____

Applicant recognizes that the City is obligated by state law and the La Center Municipal Code to provide a complete review of land use and development applications, including all technical support documents, to determine compliance with all applicable approval standards. The City is also authorized to recover from applicants the actual cost of performing land use and technical plan and project reviews including, but not limited to, engineering, project inspections, planning, and legal peer review. The costs of internal and outsourced review will be charged on an actual time and materials basis, plus administrative fees, as approved by City Council Resolution No. 13.372. To recover actual costs, the City will invoice the Applicant monthly for the costs of all internal and all outsourced review for this project. Payment is due by the Applicant within 30 days.

Applicant hereby agrees to pay the City's actual (time and materials) pertaining to reviews associated with the above named for land use review, engineering review, plan review, peer review, inspection and associated fees associated with or for the above-mentioned project. The Applicant further agrees to any delay in the issuance of a final decision on the Project until the Applicant has paid or kept current all of the City's review costs as provided and billed. Unpaid balances shall bear interest at the rate of ten percent (10%) interest per annum.

Any dispute that arises over the interpretation or application of this Agreement shall be resolved by the Clark County Superior or District Courts. The prevailing party shall be entitled to recover attorneys' fees and costs.

IT IS SO AGREED:

APPLICANT	**CITY OF LA CENTER**
BY: Christopher S Avery Digitally signed by Christopher S Avery Date: 2026.08.11 12:34:26 -07'00'	BY: _____
TITLE: _____	TITLE: _____
DATE: _____	DATE: _____