

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 Not yet addressed

Legal Description #49 JOHN TIMMONS & ANDREW BREEZEE HD CL 4.87A

Assessor's Serial Number 986044822

Lot Size (square feet) 212031 SF

Zoning/Comprehensive Plan Designation Low Dens Res (LDR-7.5) overlay ;Urb Hold Dist (UH-10) - LAC

Existing Use of Site Vacant lot

Contact Information

APPLICANT:

Contact Name Peter Schientz

Company Breeze Creek Trails, LLC

Phone 360-606-2787

Email peter@bossproductsamerica.com

Complete Address 19158 Kristen Way - San Antonio, TX 78258

Signature Peter R. Schientz

(Original Signature Required)

APPLICANT'S REPRESENTATIVE:

Contact Name Scott Taylor

Company SGA Engineering

Phone 360-903-0911

Email Staylor@sqaengineering.com

Complete Address 2005 Broadway - Vancouver, WA 98663

Signature Scott Taylor

(Original Signature Required)

PROPERTY OWNER:

Contact Name Peter Schientz

Company Breeze Creek Trails, LLC

Phone 360-606-2787

Email peter@bossproductsamerica.com

Complete Address 19158 Kristen Way - San Antonio, TX 78258

Signature Peter R. Schientz

(Original Signature Required)

Development Proposal

Project Name

Type(s) of Application

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

Pre-Application Conference Date and File Number

Description of Proposal

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
Peter Schlentz - Breeze Creek Trails, LLC concerning the following project:

Project Address: no situs address yet

Parcel #: 986044822

Project/Permit Review: Breeze Creek Trails Subdivision - (2023-029-PAC)

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: PETER R. SCHLENTZ

BY: _____

TITLE: OWNER

TITLE: _____

DATE: 04/02/2024

DATE: _____