



REQUEST FOR UTILITY REVIEW – WATER AVAILABILITY

Clark Public Utilities - Water
 P. O. Box 8900 (8600 N.E. 117 Ave) Vancouver, WA 98668
 TEL (360) 992-8022 FAX (360) 992-8027

APPLICANT INFORMATION

DATE: 11/23/16

NAME Krista Jensen/Travis Johnson
 ADDRESS 2008 C St
 CITY Vancouver STATE WA ZIP 98663
 TELEPHONE 360 944-6519 FAX _____
 EMAIL krista@plsengineering.com ; travis@plsengineering.com

Preferred means of notification: Mail Phone FAX Email
 Proposed type of development: Short Plat Subdivision Apartment Commercial
 Number of Lots/Units: 10 Lots

Property Location

Tax Lot/Serial Acct. No 986028830
 SEC 33 TWP 4N RANGE 1E 1/4 SE
 Property Address 1514 NW 339th St, LaCenter (or nearest cross street)
 Property Size 37 Ac Required Fire Flow _____ GPM

PLEASE SUBMIT PLAT MAP WITH REQUEST

GENERAL CONDITIONS FOR SERVICE (CPU Staff Only)

There is an existing 8" water main within NW 339th Street and an existing 6" water main along a portion of the westerly property line (see attached water maps). These two water mains are connected to the Lower LaCenter Reservoir Pressure Zone. The Lower LaCenter Reservoir Pressure Zone is adequate to serve the southern areas of this proposed subdivision, but does not have adequate water pressure to serve the northern portions of the property. The northern area of the project shall be served by the Upper LaCenter Reservoir Pressure Zone, with a connection point at the NW Pacific Highway/W "D" Avenue intersection. Therefore, to serve the northern portion of this subdivision, connect to the existing 12" water main at the NW Pacific Highway/W "D" Avenue intersection and extend a new 12" water main westerly within NW Pacific Highway to the project site. Within the project site, the approximate dividing line between the pressure zones is at the 170' contour (approx. 50 psi static pressure). Further hydraulic analysis will be necessary to determine the exact dividing line. The hydraulic analysis shall consider historical reservoir levels (ie static pressure fluctuations), available fire flow within the NW 339th Street 8" water main (ie need to maintain a minimum of 20 psi in the system during fire flow events), and the need to provide adequate pressure (ie 50 psi or better) during normal water demand periods. An emergency flow PRV shall be installed between the two pressure zones.

The Developer shall install a minimum size 8" water main (larger if needed for fire flow or domestic flow) within all the subdivision roads. Water mains shall be looped where physically possible. The Developer is responsible for all costs associated with the service installation, hydrant installations, and any other needed water improvements.

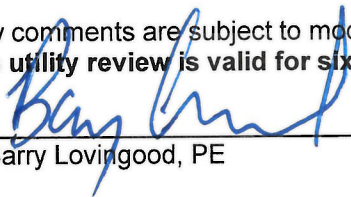
A fire flow test was performed at the existing NW 339th Street fire hydrant in 2015. The results are as follows: Static P = 76 psi, Residual P = 55 psi, Pitot P = 47 psi, and theoretical flow at 20 psi = 1944 gpm.

As the design progress, Clark Public Utilities recommends the engineer work towards fine tuning the hydraulics and the demarcation line between the two pressure zones.

- Licensed Civil Eng. Drawing Required for Clark Public Utilities approval prior to construction
- Easement Required
- Clark Public Utilities has the capacity to serve, if the above conditions are met
- Developer/Owner shall pay County Right-of-Way fees based on off-site improvements

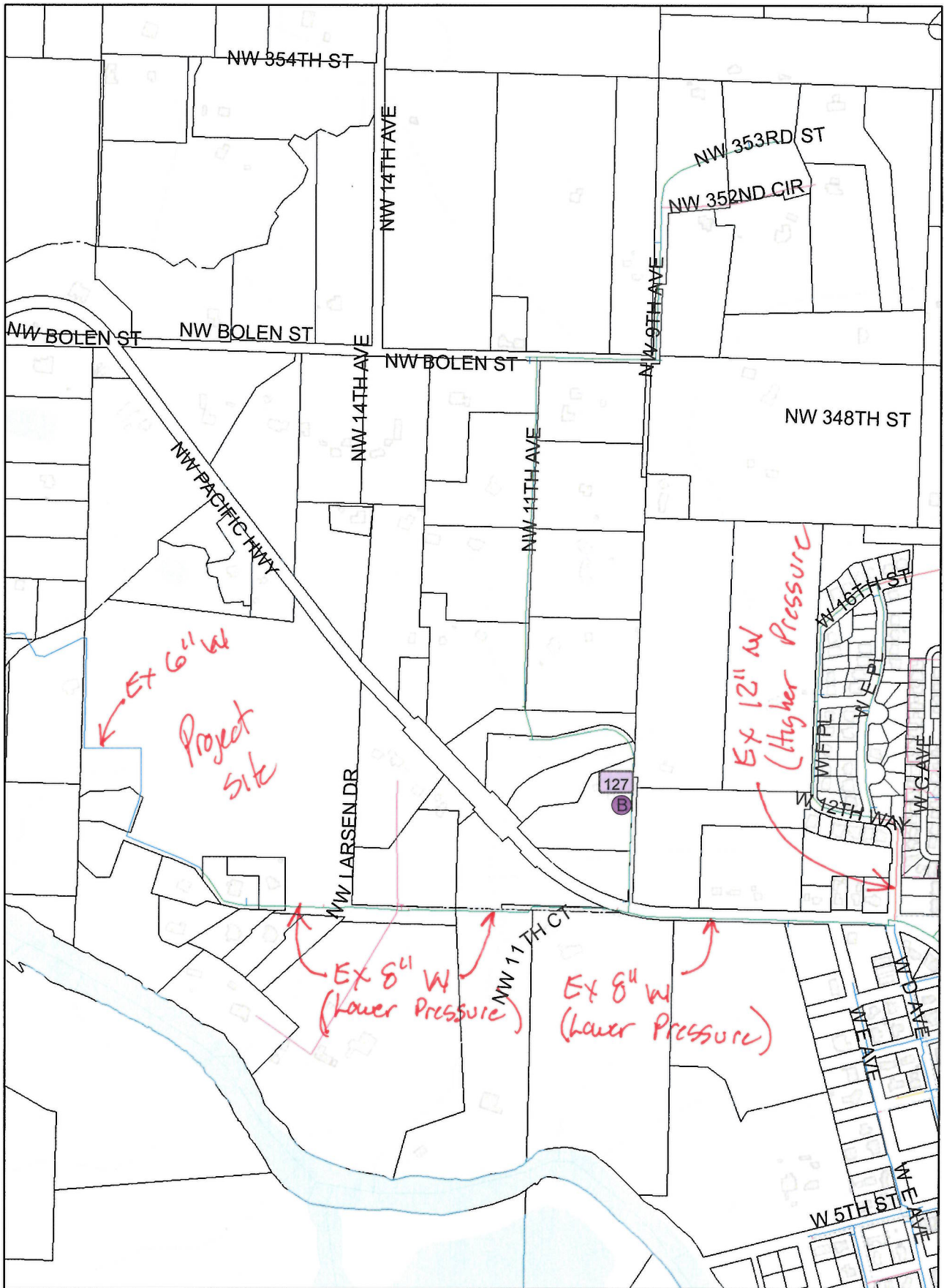
Review comments are subject to modification during detailed plan check and review.
This utility review is valid for six months after the date of signature below.

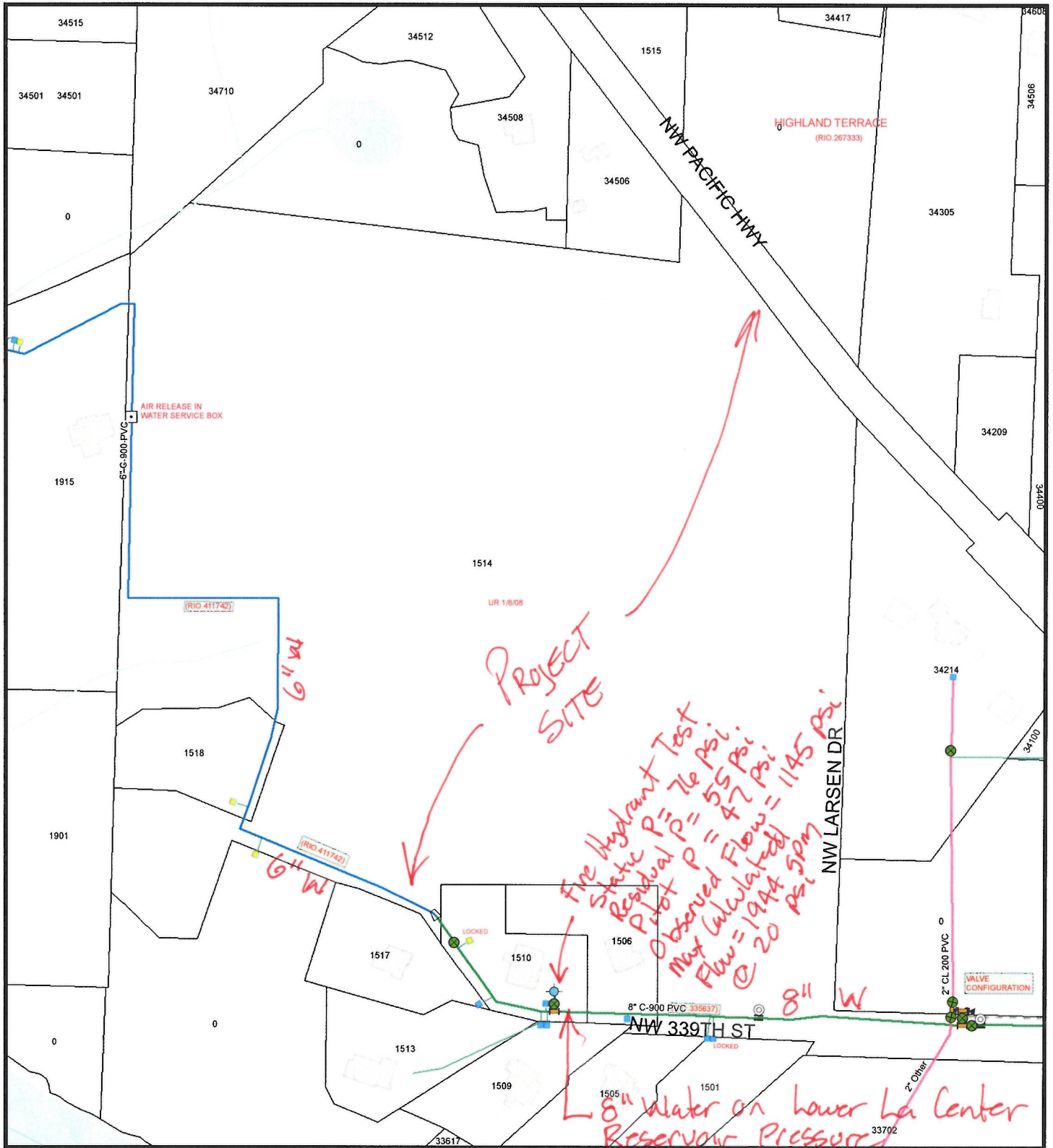
REVIEWED BY


Barry Lovingood, PE

DATE

11-28-16





1 inch = 250 feet

Legend						
Unknown	8"	Butterfly, Closed	Air Release	Cross	Reservoir	Fire Flow At 20psi
2"	10"	Butterfly, Open	Check	Tee	Booster Pumping Station	Not Tested
3"	12"	Gate, Closed	Double Check	Cap and Thrust Block	Satellite Well	1 - 499
4"	14"	Gate, Open	Blow Off	Reducer	Production Well	500 - 999
6"	16"	Abandoned Valve	Pressure Regulating Valve	Coupling		1000 - 1499
Water Service	Water Meter	Valve Book		Tapping Sleeve		1500 - 7981

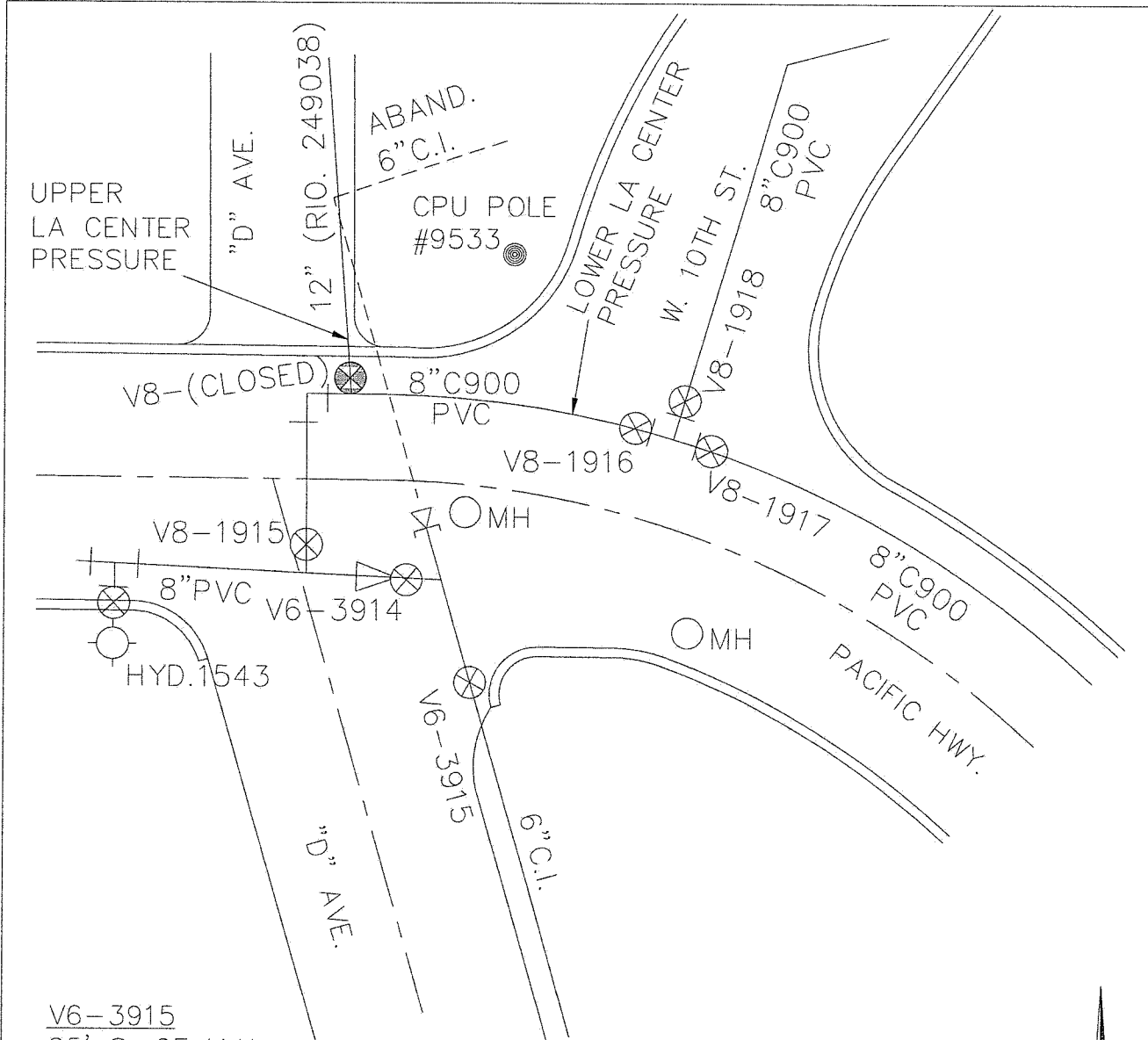


Clark Public Utilities
Customer-owned, customer-focused

OPERATIONS MAP

Printed on: 11/28/2016 Printed by: BarryL

MAP NUMBER
5133-S



V6-3915
 25' S. OF M.H.
 47.5' S.E. OF HYD.1543
 41' S. OF C/L PACIFIC HWY.

V6-3914
 12' S.W. OF MH
 31.5' E. OF HYD.1543
 23.5' S. OF C/L PACIFIC HWY.

V8-1915
 27' S.W. OF M.H.
 18' N.E. OF HYD.1543
 22' S. OF C/L PACIFIC HWY.

V8-1916
 30' N.W. OF M.H.
 15' N. OF C/L OF PACIFIC HWY.
 59.5' S.E. OF POLE#9533

V8-1917
 29' N.W. OF M.H.
 15' N. OF C/L PACIFIC HWY.
 61.5' S.E. OF POLE 9533

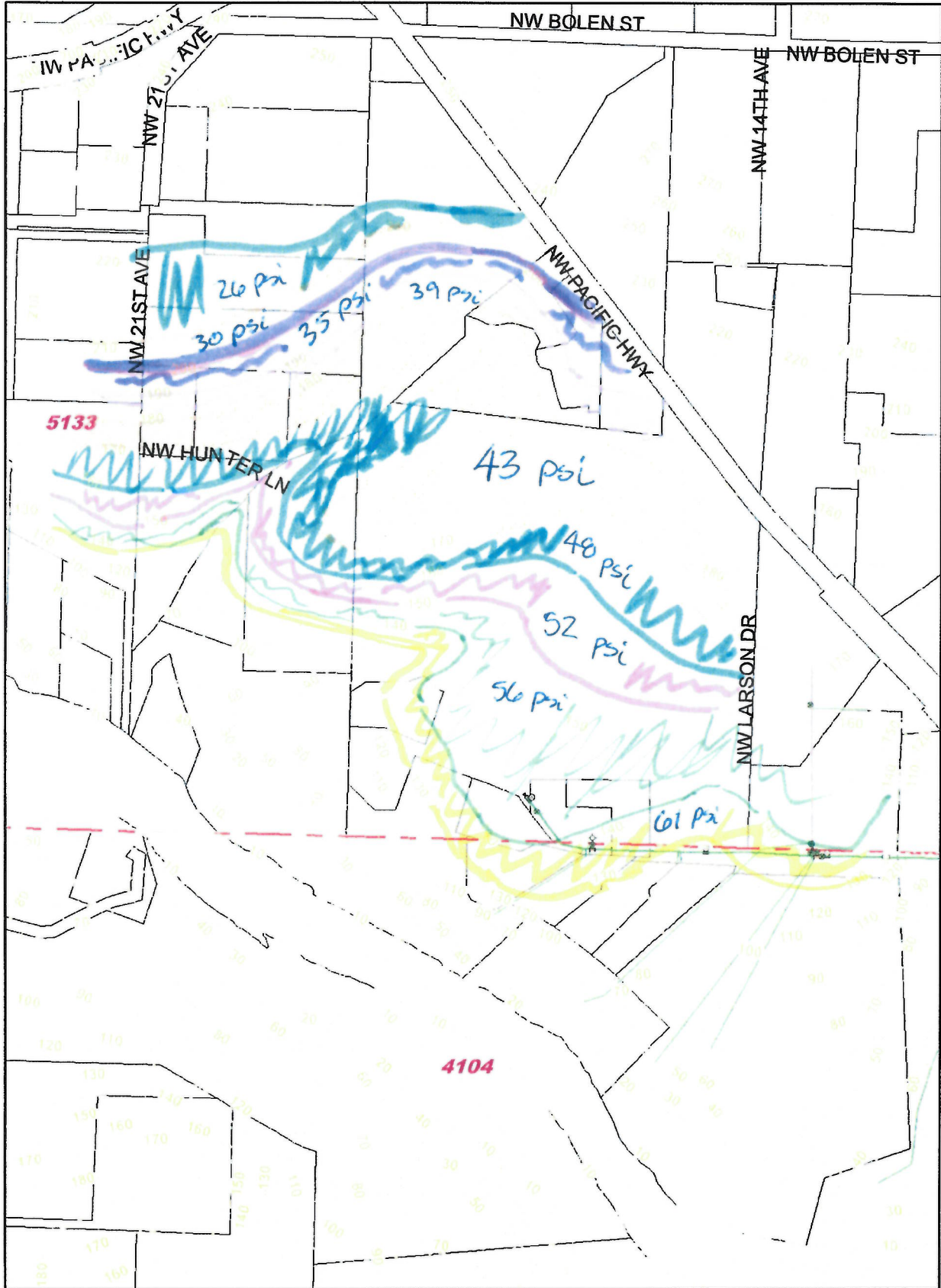
V8-1918
 31' N.W. OF M.H.
 16.5' N. OF C/L PACIFIC HWY.
 60' S.E. OF POLE 9533



4103B

CLARK PUBLIC UTILITIES	
VB-2587	
DRAWN BY: SDL	SCALE: NONE
DATE: 05-12-98	CAD FILE: VB-2587
W.O./RIO. 043779	REVISED: -

Static Water Pressure Based on Lower La Center Reservoir



2016-071



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P. O. Box 8900 (8600 N.E. 117 Ave) Vancouver, WA 98668
TEL (360) 992-8022 FAX (360) 992-8027

APPLICANT INFORMATION

DATE: 10/20/16

NAME Krista Jensen / Travis Johnson
ADDRESS 2008 C Street
CITY Vancouver STATE WA ZIP 98663
TELEPHONE 360-944-6519 FAX 360-944-6539
EMAIL Krista@plsengineering.com / Travis@plsengineering.com

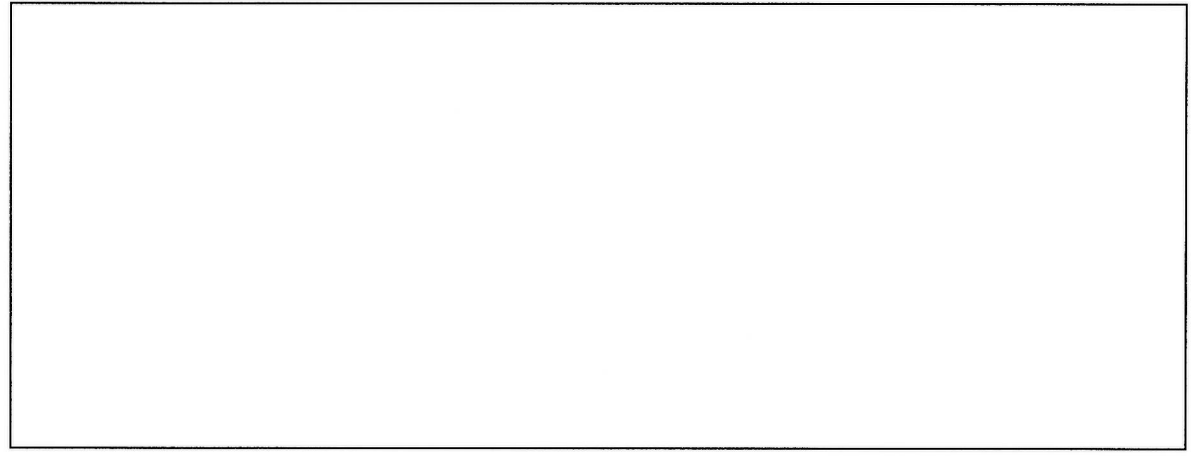
Preferred means of notification: Mail Phone FAX Email
Proposed type of development: Short Plat Subdivision Apartment Commercial
Number of Lots/Units: 160

Property Location

Tax Lot/Serial Acct. No 986028830
SEC 33 TWP 4N RANGE 1E $\frac{1}{4}$ SE
Property Address 1514 NW 339th Street, La Center, WA 98629 (or nearest cross street)
Property Size 37.42 acres Required Fire Flow _____ GPM

PLEASE SUBMIT PLAT MAP WITH REQUEST

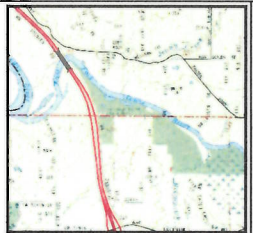
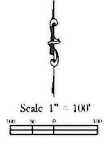
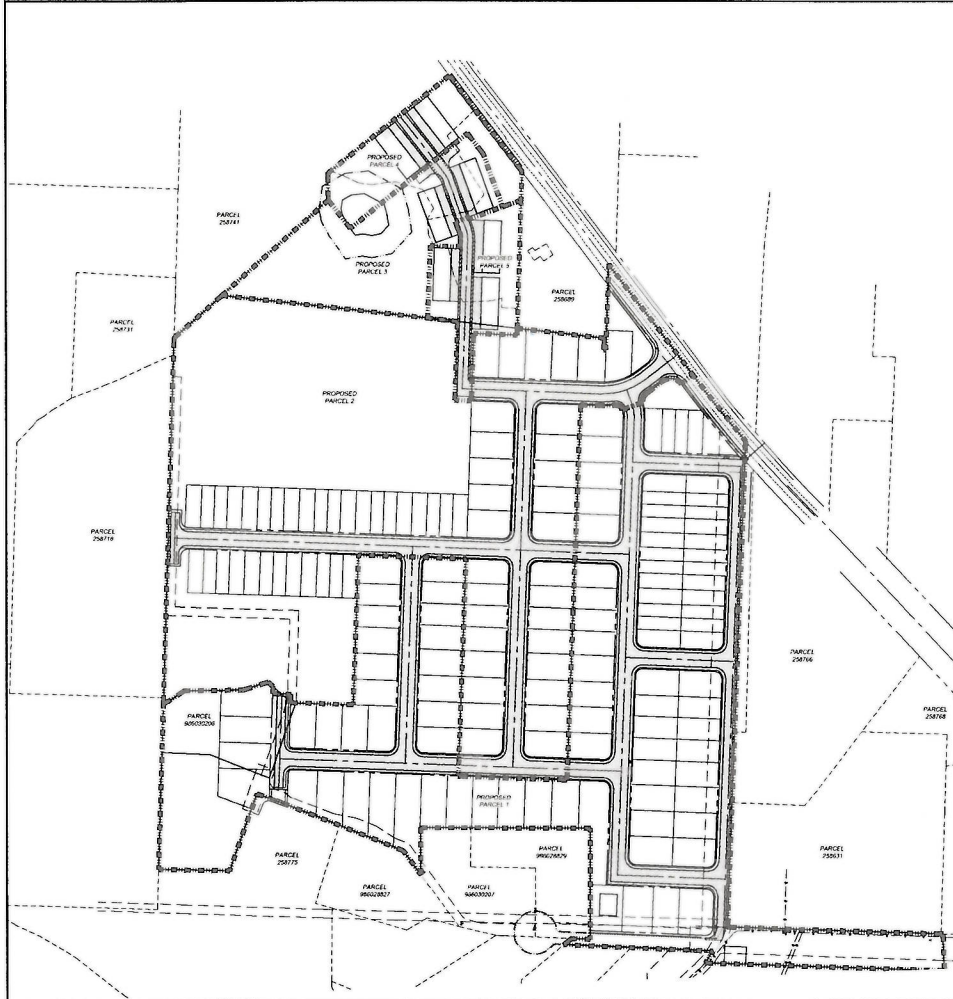
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This utility review is valid for six months after the date of signature below.

REVIEWED BY _____ DATE _____
Russ Knutson, PE



GENERAL NOTES
 OWNER:
 Randy Goode
 1512 NW 3390 Street
 La Center, WA 99029

DEVELOPER:
 WFO, Inc.

ENGINEER:
 PLS Engineering
 Contact: Tim Wines, PE
 2008 C Street
 Vancouver, WA 98663
 PH: (360) 431-9988
 FAX: (360) 544-4539
 tim@plsengineering.com

SITE LOCATION:
 Located at the west side of Old Pacific Hwy west of NW Larsen Drive and north of the NW 3390 Street.

Latitude: 46°52'05"
Longitude: 122°41'17"

SITE ADDRESS:
 1514 NW 3390 Street
 La Center, WA 99029
 Parcel Number: 99029830
 SE 1/4 of Section 33, T4N, R1E,
 and NE 1/4 of Section 4, T4N,
 R1E, W.6. La Center, WA

Linetype Legend	
Existing	---
Existing Road Right-of-Way	----
Existing Road Centerline	-----
Existing Property Line	-----
Existing Pavement Edge	-----
Existing Sanitary Sewer	-----
Existing Waterline	-----
Existing Storm Sewer	-----
Existing Telephone	-----
Existing Overhead Power	-----
Existing Fence	-----
Existing Sidewalk	-----
Existing Paint Striping	-----
Existing Ground Contour	-----
Proposed	---
Proposed Property Line	-----
Proposed Lot Line	-----
Proposed Curb	-----
Proposed Edge of Pavement	-----
Proposed Hatching Legend	
Proposed Asphalt	[Hatching Pattern]
Proposed Concrete	[Hatching Pattern]

PL5 ENGINEERING
 Riverside Estates Subdivision
 Located at La Center, Washington
 Prepared by: [Name]
 Checked by: [Name]
 Date: [Date]
 Scale: 1" = 100'
 Drawn by: [Name]
 Date: [Date]
 Project No.: [Number]