

Master Land Use Application



City of La Center, Planning Services
305 NW Pacific Highway
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 1319 Aspen Ave., La Center, WA 98629

Legal Description TL 2 Sect 34, T5N R1E

Assessor's Serial Number 258891000

Lot Size (square feet) 178,596+/-

Zoning/Comprehensive Plan Designation LDR-7.5 / UL

Existing Use of Site Existing single family dwelling, garage and shed

Contact Information

APPLICANT:

Contact Name Margo Clinton

Company SGS Development

Phone 541-318-1830 Email margo@sgs-development.com

Complete Address 62765 Powell Butte Hwy., Bend, OR 97701

Signature DocuSigned by: Margo Clinton
(Original Signature Required)

APPLICANT'S REPRESENTATIVE:

Contact Name Andrew Gunther

Company PLS Engineering

Phone 360-944-6519 Email andrew@plsengineering.com

Complete Address 604 W. Evergreen Blvd., Vancouver, WA 98660

Signature DocuSigned by: Andrew Gunther
(Original Signature Required)

PROPERTY OWNER:

Contact Name Bethany Houser

Company _____

Phone 360-901-0531 Email spencerbethanyj@gmail.com

Complete Address 2601 NE 307th Ave., Washougal, WA 98671

Signature DocuSigned by: Bethany Houser
(Original Signature Required)

Development Proposal

Project Name

Type(s) of Application Aspen Ridge

Pre-Application for residential subdivision

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

Pre-Application Conference Date and File Number _____

Description of Proposal The developer proposes to divide the existing 4.1 acre lot into a 17 lot single family subdivision. Shared private drives are proposed to provide access from the proposed lots to Aspen Avenue.

A stormwater facility tract is proposed along the southern boundary of the site along the north side of Southview Heights Drive in order to provide runoff treatment and quantity control in association with City requirements. It is anticipated the project will connect to public water and sewer which are available in roads fronting the project site.

Office Use Only

File # _____

Planner _____

Received By _____

Fees: \$ _____

Date Received: _____

Date Paid: _____

Procedure: Type I
 Type II
 Type III
 Type IV

Receipt # _____

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 SGS Development (Margo Clinton) concerning the following Project:

Project address: Parcel #: 1319 Aspen Ave., La Center, WA 98629
258891000

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 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.

Any dispute that arises over the interpretation or application of this Agreement shall be resolved by the City Council through a public hearing process. The City Council's decision in such a matter shall be final.

IT IS SO AGREED:

Applicant

By: Margo Clinton

DocuSigned by:
Margo Clinton

Title: Applicant

Date: February 1, 2022

City of La Center

By: _____

Title: _____

Date: _____