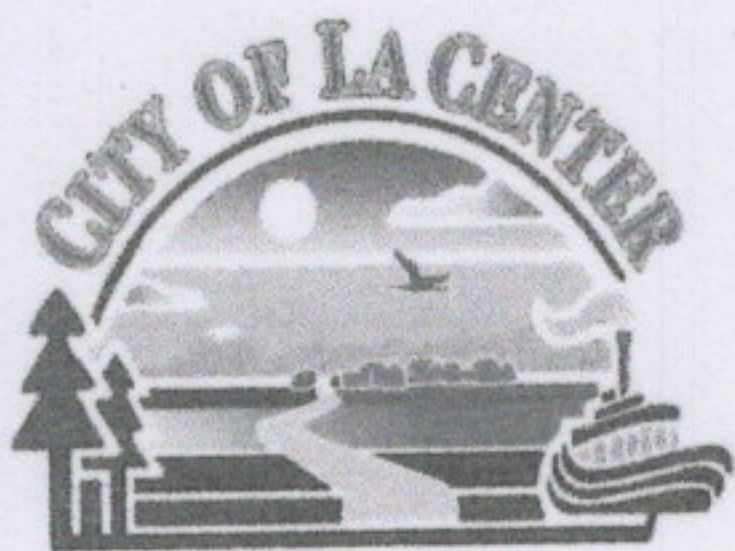


# Master Land Use Application



City of La Center, Planning Services  
305 NW Pacific Highway  
La Center, WA 98629  
[www.ci.lacenter.wa.us](http://www.ci.lacenter.wa.us)  
Ph. 360.263.7665 Fax: 360.263.7666  
[www.ci.lacenter.wa.us](http://www.ci.lacenter.wa.us)

## Property Information

Site Address Not addressed  
Legal Description Riverside | ESTATES TRACT K and Tract F  
Assessor's Serial Number 986051593/986051588  
Lot Size (square feet) 7.10 acres m/l  
Zoning/Comprehensive Plan Designation MDR-16  
Existing Use of Site undeveloped land

## Contact Information

### APPLICANT:

Contact Name Sid Constantinescu  
Company Pacific Crest Realty Advisors, LLC AS GENERAL RECEIVER FOR ECM RIVERSIDE, LLC  
Phone (619) 889-6679 Email sconstantinescu@paccrestrealty.com  
Complete Address 6100 219th St SW Suite 480, Mountlake Terrace WA 98043

Signature [Handwritten Signature]  
(Original Signature Required)

### APPLICANT'S REPRESENTATIVE:

Contact Name Sheri Hunzeker  
Company WFG Title  
Phone 360-852-1576 Email shunzeker@wfgtitle.com  
Complete Address 101 E. 6th St #125 Vancouver WA 98660

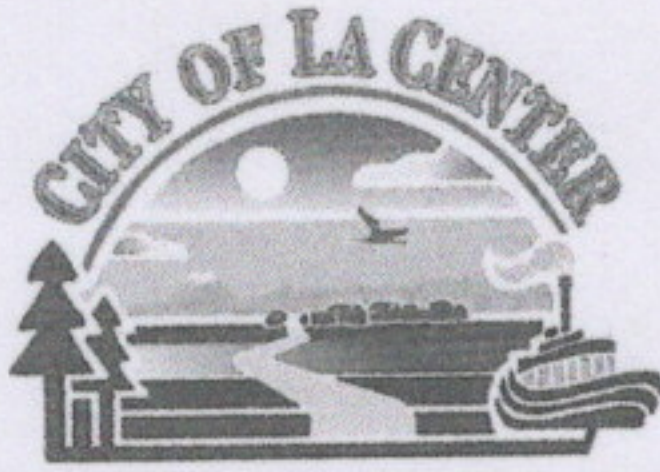
Signature [Handwritten Signature]  
(Original Signature Required)

### PROPERTY OWNER:

Contact Name Sid Constantinescu  
Company ECM Riverside LLC  
Phone (619) 889 6679 Email sconstantinescu@paccrestrealty.com  
Complete Address 6100 219th St., SW, Suite 480, MOUNTLAKE TERRACE, WA 98043

Signature [Handwritten Signature]  
(Original Signature Required)





**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 PACIFIC CREST REALTY ADVISORS, LLC concerning the following Project: AS GENERAL RECEIVER FOR ECM RIVERSIDE, LLC

Project address: Parcel #: 986051593 & 986051588

Project/permit review: \_\_\_\_\_

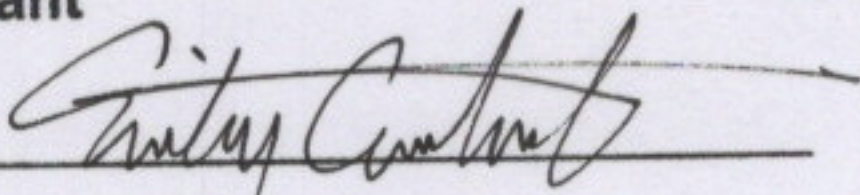
Applicant recognizes that the City is obligated by state law and the La Center Municipal Code to provide a complete review of land use and development applications, including all technical support documents, to determine compliance with all applicable approval standards. The City is also authorized to 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: 

Sid CONSTANTINESCU

Title: PRINCIPAL

Date: 12/21/2021

**City of La Center**

By: \_\_\_\_\_

\_\_\_\_\_

Title: \_\_\_\_\_

Date: \_\_\_\_\_



## Development Proposal

**Project Name**

**Type(s) of Application** Final Plat review- Riverside Estates Phase 2

**Previous Project Name and File Number(s), if known** Riverside Estates ph 1 SUB 2017-007

**Pre-Application Conference Date and File Number** 09/26/2017 Sub 2017-007

**Description of Proposal** Request to subdivide tract K and F of Riverside estates ph 1 into 50 residential lots.

### Office Use Only

**File #** \_\_\_\_\_

**Planner** \_\_\_\_\_

**Received By** \_\_\_\_\_

**Fees: \$** \_\_\_\_\_

**Date Received:** \_\_\_\_\_

**Date Paid:** \_\_\_\_\_

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

**Receipt #** \_\_\_\_\_

**Notes** \_\_\_\_\_