

City of Winlock



Community Development Department Industrial/Commercial Binding Site Plan Application

PO Box 777 • 323 N.E. First Street

Winlock, WA 98596-0777
360.785.3811 • fax 360.785.4378
winplan@cityofwinlock.com

(For pre-application meeting)

MUST BE FILLED OUT COMPLETELY - INCOMPLETE APPLICATIONS WILL NOT BE ACCEPTED

APPLICANT INFORMATION (if different than property owner) Contractor Authorized Agent

Name(s): _____
Mailing Address: _____ City/St/Zip: _____
Phone #: _____ Email: _____

PROPERTY OWNER INFORMATION (same as applicant) Yes No

Name(s): _____
Mailing Address: _____ City/St/Zip: _____
Phone #: _____ Email: _____

CONTRACTOR INFORMATION (same as applicant) Yes No

Name(s): _____
Mailing Address: _____ City/St/Zip: _____
Phone #: _____ Email: _____
License #: _____ Expiration Date: _____

ARCHITECT, PLANNER, DESIGNER, ENGINEER INFORMATION

Name(s): _____
Mailing Address: _____ City/St/Zip: _____
Phone #: _____ Email: _____

AUTHORIZED REPRESENTATIVE INFORMATION (same as applicant) Yes No

Name(s): _____
Mailing Address: _____ City/St/Zip: _____
Phone #: _____ Email: _____

- Permission to Enter:** I understand that city regulations require owner permission for city personnel to enter private property to conduct permit processing, review, and inspections. I also understand that my failure to grant permission to enter may result in denial or withdrawal of a permit or approval by my signature below, permission is granted for representatives of the community development and public works department to enter and remain on and about the property for the sole purpose of processing such permits and performing required inspections or reviews.
- Prior Notification:** prior notification of the date of inspections will take place is: Required Not Required
- Legal Owner/Authorized Representative:** I/we certify that all plans, specifications, and other submissions required in support of this application conform to the requirements of all federal, state, and local codes and applicable laws and ordinances; and I certify that I am either the current legal owner of this property or their authorized representative with this document, I take full responsibility for the lawful action that this document allows.
- Certification:** I certify that I have read and understand the limitations and conditions of the Winlock Code and agree to comply with all conditions of approval. I understand that any permits issued by the City of Winlock, consisten with the attached site plan, are valid ONLY if construction is in according to this plan and all other conditions of the permit are followed. By my signature below, I affirm that all the information and documents provided with this application are true and accurate to the best of my knowledge.

Signature

Date

Check One: Property Owner Authorized Representative



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TITLE OF PROPOSED DEVELOPMENT: _____

LOCATION OF PROPOSED DEVELOPMENT: _____

ZONING: _____ Zoning within 300 feet of proposed site:
North _____ South _____
East _____ West _____

TOTAL AREA OF DEVELOPMENT SITE: *existing and proposed impereable surfaces to within one-hundredth acre:* _____

UNITS: *proposed number of units in development:* _____

COMMERCIAL FLOOR AREA: *proposed area in square feet for existing and proposed:*

Proposed Area: _____ Existing Area: _____

COMMERCIAL/INDUSTRIAL USES: *description of existing and proposed uses:*

Existing Uses: _____ Proposed Uses: _____

Binding Site Plan Map Requirements: *for electronic submittal, PDF from mapping program (preferred method). If hard copy, then one (1) copy of a map (18" x 24" survey at a scale of no less than 1" to 100 ft at minimum) for review, with permanent black ink, and meeting the requirements of WAC 332-130-050 and RCW 58.58.09.*

- A label identifying the map as a "Binding Site Plan".
- Original legal description and proposed legal descriptions on the face of the map.
- A vicinity map, the date, and north arrow.
- The names and addresses of the owners.
- The original lot lines.
- Location of all existing and proposed structures, including buildings, fences, culverts, bridges, roads, streets to include all setback lines sufficiently accurate to ensure compliance with setback requirements.
- The location, width, and names of all existing streets, ingress, egress, or easements within or adjacent to the proposal, including, but not limited to, existing or proposed easements to provide access to each lot/space, and indication as to whether they be public or private and the Auditor's File Number.
- Areas if any, to be preserved as buffers or to be dedicated to a public, private, or community use or for open space under the provisions of Mixed-Use District (MX) 2.050.040 WDC.
- Location of all existing and proposed utility structures and lines, stormwater retention, drainage, and treatment systems.
- Means of vehicular and pedestrian ingress and egress to and from the site and the size and location of driveways, streets, and roads.
- Location and design of off-street parking areas, showing their size, locations of internal ciruclation, and parking spaces.
- Location natural features such as bodies of water, rivers, steep slopes, and wetlands.
- Landscaping locating and type.
- May require topography of the entire tract for a sufficient distance beyond the boundaries of the proposed project up to five percent (5%) slope-two-foot contours; five percent (5%) and greater slope-five-foot contours per the Winlock Community Development Director.
- All other requirements as set forth in the Winlock Development Code.

Will landfill be required? Yes No If yes, how much? _____



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Source of fill material: _____

Will excavation be required? Yes No If yes, how much? _____

Destination site of excess: _____

Are there any drainage ways on the site or within 100 feet of the site? No Yes If yes, describe any and all proposed modifications to the drainage way. _____

UTILITIES: indicate any existing utilites on the property.

- Steets – paved Streets – unpaved
 Sanitary Sewer Septic
 Storm Drains Power
 Irrigation Water City Water Well

IMPROVEMENTS: do you plan to develop the site in one phase or in multiple phases?

One Phase **Multiple Phases** If multiple phases, please describe the acreage/square footage in each phase and the anticipated date work will begin in each phase. Use a continuation sheet if more room is needed.

Description	Phase I	Phase II	Phase III	Phase IV	Phase V	Phase VI
Acreage/Square Footage						
Anticipated Date construction will begin						

EXTENDED SERVICES: indicate the method of extending the services to the site.

- Underground Utilites Overhead Utilities Utilites in the street

STREET DESIGNATION: current designation presently serving the property?

- Arterial Collector Secondary Access
 Other (specify): _____

I/we the undersigned, as the applicant, hereby certify that the map and legal descriptions attached hereto show the entire contiguous ownership in which I/we have an interest by reason of ownership, contract for purchase, earnest money agreement or option for purchase by any person, firm, or corporation in any manner connected with this proposed binding site plan and that the following is the signature(s) of the owner, contract purchaser, or their representative. Also, that all adjoining land is owned by others not associated by a land development business relationship with the owner. Also, that the information contained in this application, map, legal descriptions, and any other supporting documents is true and correct to the best of my/our knowledge.

Signature

Date

Signature

Date