

DO YOU NEED A PERMIT?

Yes, if you are doing any of the following:

1. Construction or Installation of:
 - * Demolition of any Structure
 - * Dwellings & Mobile Homes
 - * Fencing
 - * Garage/Carport/Decking
 - * Grading & Excavating
 - * Retaining Wall
 - * Storage Shed/Cargo Container
 - * Woodstove/Pellet Stove
2. Any Work on a Commercial Use Building
3. Addition or Remodeling:
 - *Rooms, Wall Openings
 - *Structural Changes
4. Replacement or Repair

Applications and forms are available online at: www.cityofwinlock.com.

List of inspections required by the City of Winlock:

- Excavation and Forms
- Exterior Sidewalls
- Foundation/Slab
- Gas Piping
- Groundwork Plumbing
- Heating & Ventilation
- Plumbing Fixtures
- Rain Drains
- Reinforced Steel
- Setbacks
- Sewer/Septic/Water
- Sidewalk and Approach
- Tub and Shower
- The sewer line must be inspected before a certificate of occupancy will be issued.



HOW TO OBTAIN A BUILDING PERMIT

323 NE First St.

PO Box 777

Winlock, WA 98596

(360) 785-3811

Ext. 213 or 205

winplan@cityofwinlock.com

www.cityofwinlock.com

ZONING REGULATIONS

R-1 DISTRICT

Minimum Lot Area: 7,500 sq. ft

Front Yard Setback: 20 Feet

Side Yard Setback: 5 Feet *

Rear Yard Setback: 15 Feet

*Corner Lots : 10 Feet on Street Side

*Side Yard—add 1 foot for every 5 ft.
above 20 foot residence height

Minimum Lot Coverage 50%

R-2 DISTRICT

Minimum Lot Areas:

Townhouses: 2,000 sq. ft. each

Single Dwelling: 5,000 sq. ft each

Duplex: 6,000 sq. ft. each

Other Residential Types 7,500 sq. ft. each

Front Yard Setback: 20 Feet

Side Yard Setback: 5 Feet *

Rear Yard Setback: 15 Feet

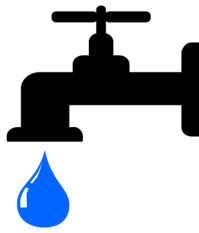
*Corner Lots: 15 Feet on Street Side

Minimum Lot Coverage 65%

R-3 DISTRICT

Same as R-2 District

Corner Lots: 15 feet, Multi-Family: 8 Feet



Water / Sewer Hookup Fees

Water: Residential \$5,000

Commercial \$6,000

Sewer: *Residential \$6,000

*Commercial \$7,000

* Fees are subject to change either by Resolution or Ordinance by the City Council.

* Parts and Labor will be billed after the meter is installed.

Fees are collected when the Building
Permit is issued.

PHONE CONTACTS

City of Winlock Public Works	360-520-1005
City of Winlock Utility Billing	360-785-3811
City of Winlock Water/Sewer	360-520-5589
City of Winlock Police	360-785-3891
Police Non-Emergency	360-740-1105

Lewis County Fire District #15	360-785-4221
Winlock Post Office	360-785-3362
ToledoTel	360-864-4552
Lewis County PUD	360-748-9261

Call Before You Dig 811 or 1-800-424-5555

SITE PLAN MUST INCLUDE THE FOLLOWING

1. A north arrow, indicating the direction North
2. All property lines and site dimensions. Show the distance between buildings, and from building property lines.
3. All street names and alleys.
4. Erosion control like silt fence, or hay bales.
5. Identify each building by its use. Include decks, retaining walls.
6. Map to scale on 8-1/2" x 11"
7. Placement of sidewalks, driveways, water & sewer placement.
8. Property owner's name, site address or lot number
9. Setback from property lines.
10. Show all surface water (creeks, sloughs, drainage ditches, etc.)
11. Show easements, if any.
12. Show existing buildings and any proposed additions. Also show any building(s) to be demolished.
13. Show method of storm water disposal including roof-run off and slope of large paved areas.

**PROPERTY CORNERS MUST BE STAKED AND
THE PROPERTY LINES STRUNG SO THAT
SETBACKS CAN BE VERIFIED.**

STORM AND ROOF DRAINS ARE NOT TO BE
CONNECTED TO SEWER LINES.

SIDEWALKS AND DRIVEWAYS HAVE TO BE
INSTALLED AND APPROVED BEFORE A
CERTIFICATE OF OCCUPANCY IS ISSUED.

HEIGHT RESTRICTION:

RESIDENTIAL BUILDING IS 35 FEET
ACCESSORY BUILDING IS 20 FEET

