

CLARK COUNTY STAFF REPORT

DEPARTMENT: Public Works / Development Engineering

DATE: Final Plat Consent Agenda – April 25, 2017

REQUESTED ACTION: Approve Koistinen Short Plat
Developer: John Yankee

Consent Hearing County Manager

BACKGROUND

The applicant requests dividing approximately 20 acres into two 10-acre residential lots in the Rural (R-10) zone.

Clark County Code, Table 40.210.020-2, requires minimum lot areas of 10 acres and minimum lot widths of 330 feet in the Rural (R-10) zone. The actual size of Lot 1 is 10.07 acres and Lot 2 is 10.09 acres.

The applicant proposes building envelopes that will avoid wetland and habitat areas and their buffers.

A pre-application conference was held on August 9, 2007. The application vested on February 7, 2008. Final Order of conditional approval was issued on June 13, 2008.

COUNCIL POLICY IMPLICATIONS

N/A

ADMINISTRATIVE POLICY IMPLICATIONS

N/A

COMMUNITY OUTREACH

Notice of application was mailed to the Neighborhood Council of Clark County and owners of property within 500 feet of the site on March 7, 2008.

BUDGET IMPLICATIONS

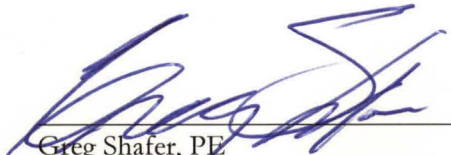
YES	NO	
X		Action falls within existing budget capacity.
	X	Action falls within existing budget capacity but requires a change of purpose within existing appropriation
	X	Additional budget capacity is necessary and will be requested at the next supplemental. If YES, please complete the budget impact statement. If YES, this action will be referred to the county council with a recommendation from the county manager.

PW17-046

ng
OK

DISTRIBUTION:


Board staff will post all staff reports to The Grid. <http://www.clark.wa.gov/thegrid/>



Greg Shafer, PE
Development Engineering Manager



Heath H. Henderson, PE
Public Works Director/County Engineer


APPROVED: _____
CLARK COUNTY, WASHINGTON
BOARD OF COUNTY COUNCILORS

DATE: April 25, 2017

SR# 08417

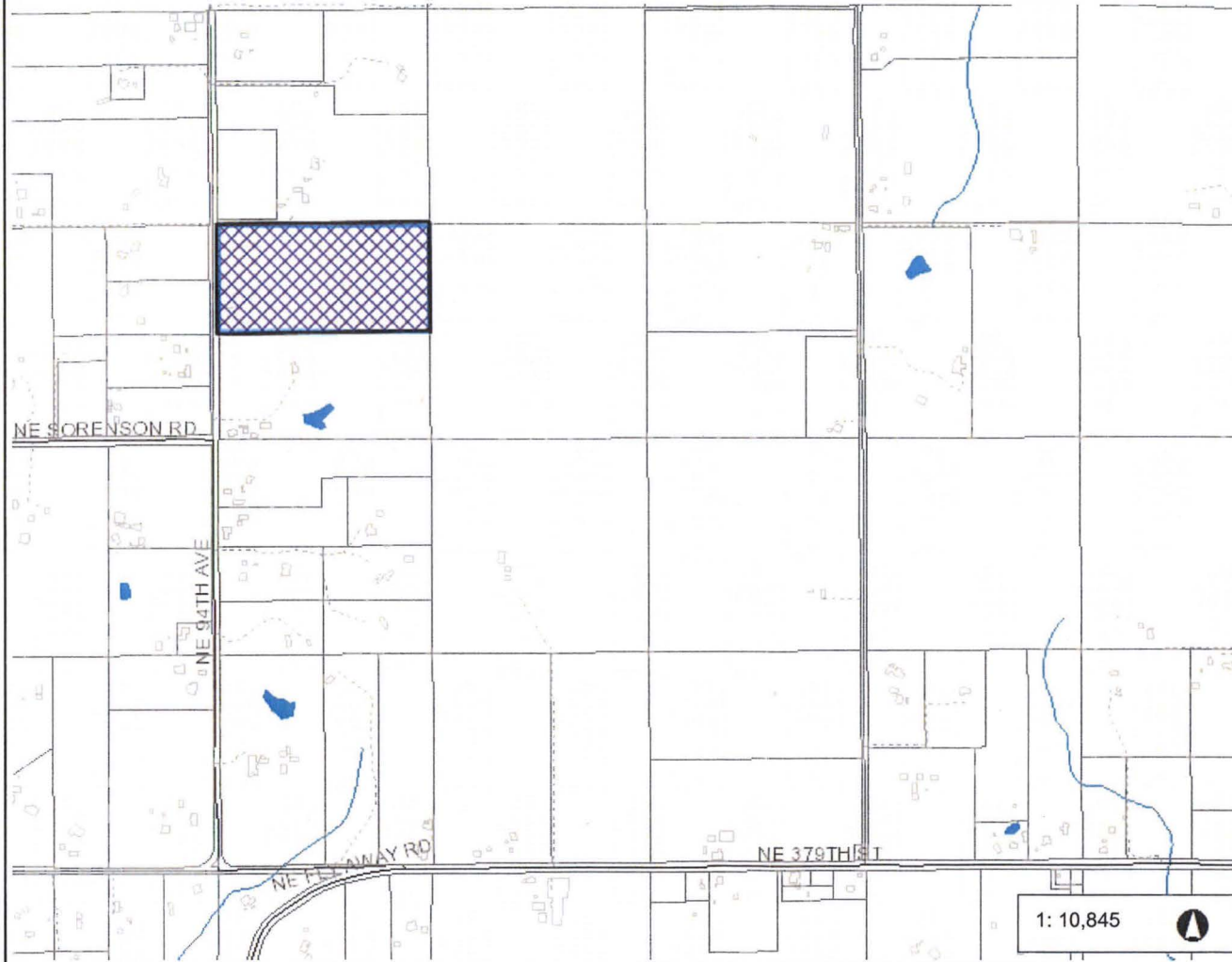
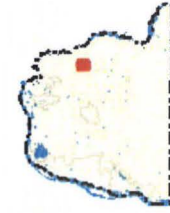


APPROVED: _____
Mark McCauley, County Manager

DATE: _____



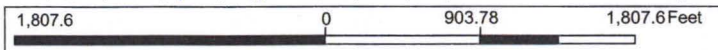
ATTACHMENT A: KOISTINEN SHORT PLAT



- Legend**
- Building Footprints
 - Taxlots
 - Cities Boundaries
 - Urban Growth Boundaries

Notes:

1: 10,845



WGS_1984_Web_Mercator_Auxiliary_Sphere
Clark County, WA. GIS - <http://gis.clark.wa.gov>

This map was generated by Clark County's "MapsOnline" website. Clark County does not warrant the accuracy, reliability or timeliness of any information on this map, and shall not be held liable for losses caused by using this information.

ATTACHMENT B: KOISTINEN SHORT PLAT

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