



VICINITY MAP SEC. 11 & 12 T1N R3E W.M. NTS

SITE PLAN NOTES

EXISTING SITE DATA

PRESENT USE: CAMAS WELL #13
ADDRESS: 1250 E. 2ST AVENUE, CAMAS, WA 98607
EXISTING ZONING: MULTIFAMILY RESIDENTIAL-18 (R-18)
GROSS SITE AREA: PARCEL 90928000 IS 0.38 ACRES (16,553 SF) ACCORDING TO CLARK COUNTY GIS, 0.28 ACRES (12,269 SF) ACCORDING TO SURVEY BY MACKAY SPOSITO, INC.

PARCEL 91031000 IS 0.12 ACRES (5,227 SF) ACCORDING TO CLARK COUNTY GIS, 0.16 ACRES (6,951 SF) ACCORDING TO SURVEY BY MACKAY SPOSITO, INC.

PARCEL 91034000 IS 0.06 ACRES (2,614 SF) ACCORDING TO CLARK COUNTY GIS, 0.06 ACRES (2,755 SF) ACCORDING TO SURVEY BY MACKAY SPOSITO, INC.

THE ENTIRE SITE IS 0.50 ACRES (21,975 SF).

SURROUNDING USES WITHIN 100' OF THE SITE:
NORTH: (ACROSS E. 1ST AVENUE) CHURCH PARKING LOT ON COMMUNITY COMMERCIAL ZONED PROPERTY.
SOUTH: WASHOUGAL RIVER GREENWAY ON MULTIFAMILY RESIDENTIAL-18 PROPERTY.
EAST: SINGLE-FAMILY ATTACHED (TOWNHOME) RESIDENTIAL USES ON MULTIFAMILY RESIDENTIAL-18 PROPERTY.
WEST: SINGLE-FAMILY DETACHED RESIDENTIAL USES ON MULTIFAMILY RESIDENTIAL-18 ZONED PROPERTY.

PROPOSED SITE DATA:

PROPOSED USE:	PFAS TREATMENT FOR WELL #13 AND NEW WELL
WETLAND, STREAM, STEEP BANK BUFFER AREAS/PROTECTED AREAS, AND PLANNED ENHANCEMENT AREAS:	STREAM AND SHORELINE BUFFERS AS SHOWN
PROPOSED PRIVATE ROADS:	NONE PROPOSED
PROPOSED EASEMENTS:	TO BE SHOWN ON FUTURE PLANS AS REQUIRED
PROPOSED ON-SITE ROAD RIGHTS-OF-WAY:	NONE PROPOSED
PROPOSED PEDESTRIAN AND BICYCLE FACILITIES:	NONE PROPOSED
PROPOSED VEHICLE PARKING:	AS SHOWN/EXISTING TO REMAIN
PROPOSED BICYCLE PARKING:	NONE PROPOSED
PROPOSED LOADING ZONES:	NONE PROPOSED
PROPOSED SEPTIC SYSTEMS:	NONE PROPOSED
PROPOSED OPEN SPACE/PARK/RECREATIONAL FEATURES:	NONE PROPOSED
PROPOSED TRANSIT FACILITIES:	NONE PROPOSED
ROAD SEGMENTS IN EXCESS OF 15% ON-SITE OR WITHIN 500' OF THE SITE:	NONE KNOWN
PROPOSED SIGNS:	NONE PROPOSED AT THIS TIME
PROPOSED LIGHTING:	TO BE SHOWN ON LIGHTING PLAN
PROPOSED LOTS, TRACTS, ETC:	NONE PROPOSED
EXISTING BUILDINGS TO REMAIN:	EXISTING WELL BUILDING AS SHOWN
PROPOSED LANDSCAPING (LANDSCAPE PLAN):	TO BE SHOWN ON THE LANDSCAPE PLAN
PROPOSED BUILDINGS:	AS SHOWN
ABOVE-GROUND UTILITIES:	REFER TO CIVIL ENGINEERING PLANS
PROPOSED FENCES:	AS SHOWN

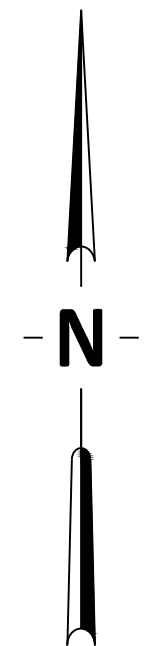
IF ANY CULTURAL OR HISTORICAL RESOURCES ARE DISCOVERED IN THE COURSE OF UNDERTAKING THE DEVELOPMENT ACTIVITY, THE DEPARTMENT OF ARCHAEOLOGY AND HISTORIC PRESERVATION (DAHP) IN OLYMPIA AND CITY OF CAMAS DEVELOPMENT REVIEW SERVICES MUST BE NOTIFIED. FAILURE TO COMPLY WITH THESE STATE REQUIREMENTS MAY CONSTITUTE A CLASS C FELONY SUBJECT TO IMPRISONMENT AND/OR FINES.

SITE PLAN CALCULATIONS

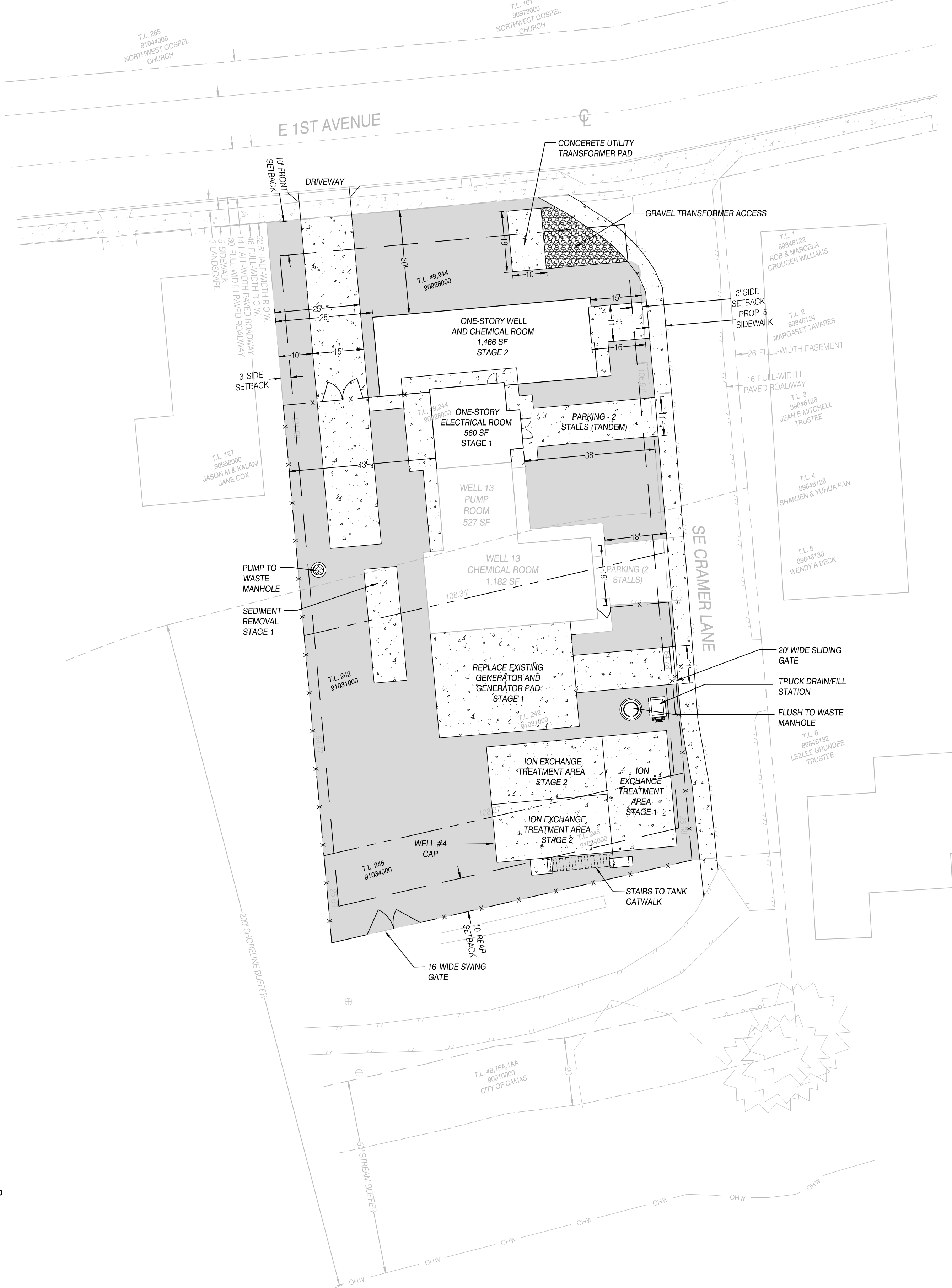
TOTAL SITE AREA	21,975 SF
BUILDING AREA (INCLUDES ALL STAGES)	3,735 SF (17.0%)
LANDSCAPE AREA	10,550 SF (48.0%)
PAVED AREA (INCLUDES ALL STAGES)	7,690 SF (35.0%)

PARKING CALCULATIONS

PARKING REQUIRED	3,735 SF PUBLIC OR PRIVATE UTILITY BUILDING 1 STALL 1,000 SF GROSS FLOOR AREA 3,735 / 1,000 = 4 STALLS
PARKING PROVIDED	4 STANDARD STALLS (2 EXISTING AND 2 PROPOSED)



0 20 40
SCALE: 1" = 20'
1' CONTOUR INTERVAL



LEGEND

- | | |
|--|--|
| | EX. CATCH BASIN SQUARE |
| | EX. STORM CULVERT |
| | EX. STORM CLEANOUT |
| | EX. SANITARY MANHOLE |
| | EX. WATER VALVE |
| | EX. WATER METER |
| | EX. BLOWOFF |
| | EX. FIRE HYDRANT |
| | EX. HOSE BIB |
| | EX. GAS VALVE |
| | EX. UTILITY POLE |
| | EX. UTILITY POLE WITH DOWN WIRE |
| | EX. GUY ANCHOR |
| | EX. ELECTRIC BOX |
| | EX. ELECTRIC METER |
| | EX. ELECTRIC TRANSFORMER |
| | EX. FENCE POST (NO WIRE) |
| | EX. SIGN |
| | EX. BOLLARD |
| | EX. TREE-CONIFER |
| | EX. TREE-DECIDUOUS |
| | EX. TREE-CLUMP |
| | EX. CONCRETE SURFACE |
| | EX. GRAVEL SURFACE |
| | PROP. CONCRETE SURFACE |
| | PROP. GRAVEL SURFACE |
| | PROP. LANDSCAPE AREA |
| | EX. BUILDING-FOOTPRINT |
| | NEW BUILDING FOOTPRINT |
| | FUTURE BUILDING FOOTPRINT/CONCRETE PAD |
| | PROP. FENCE |
| | EX. OFF-SITE BUILDING |
| | BOUNDARY |
| | ADJACENT TAX LOTS |
| | EX. EASEMENT AS NOTED |
| | CONTOUR |
| | EX. CURB-VERTICAL |
| | EX. FENCE-WIRE |
| | EX. FENCE-WOOD |
| | EX. OREGON WHITE OAK DRIPLINE |
| | EX. ORDINARY HIGH WATER MARK (OHWM) |
| | EX. 150' STREAM BUFFER |
| | EX. 200' SHORELINE BUFFER |
| | EX. LANDSCAPE |
| | EX. ASPHALT |
| | EX. SIDEWALK |
| | EX. GRAVEL |
| | EX. GUARDRAIL |
| | EX. SANITARY SEWER |
| | EX. STORM SEWER |
| | EX. WATER |
| | EX. ELECTRICAL (OH) |
| | EX. ELECTRICAL (UG) |
| | EX. GAS |
| | EX. COMMUNICATIONS (MISC...) |
| | EX. COMMUNICATIONS (TV) |

			INTERMEDIATE DESIGN SUBMITTAL NOT FOR CONSTRUCTION	DESIGNED CAROLLO
				DRAWN MRO
				CHECKED MRO
				DATE FEBRUARY 2025
REV	DATE	BY	DESCRIPTION	

MacKay + Sposito																						
ENERGY PUBLIC WORKS LAND DEVELOPMENT																						
www.mackaysposito.com																						



CITY OF CAMAS
CAMAS PFAS EVALUATION & WELL 13 TREATMENT
SITE PLAN

VERIFY SCALES

BAR IS ONE INCH ON ORIGINAL DRAWING

0 1"

IF NOT ONE INCH ON THIS SHEET, ADJUST SCALES ACCORDINGLY

JOB NO. 203101

DRAWING NO. SP1.0

SHEET NO.

OF 15