



DocuSigned by:  
*David Force*  
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Community Development Department | Planning  
616 NE Fourth Avenue | Camas, WA 98607  
(360) 817-1568  
communitydevelopment@cityofcamas.us

General Application Form

Case Number:

**Applicant Information**

Applicant/Contact:	Lennar Northwest, Inc (Ryan Selby)	AKS Engineering & Forestry (Michael Andreotti)	Phone: ( 360 ) 258-7900	(360) 882-0419
Address:	11807 NE 99th Street, Suite 1170	9600 NE 126th Avenue, Suite 2520	ryan.selby@lennar.com	andreottim@aks-eng.com
	Street Address		E-mail Address	
	Vancouver		WA	98682
	City		State	ZIP Code

**Property Information**

Property Address:	22630 NE 28th Street	173157-000
	Street Address	County Assessor # / Parcel #
	Camas	WA 98607
	City	State ZIP Code
Zoning District	Residential - 10,000 (R-10)	Site Size 37.27 AC (1,623,312 SF)

**Description of Project**

Brief description: The applicant proposed to subdivide a single parcel into 124 detached single-family lots with open space, protected critical areas, and associated infrastructure improvements.

Are you requesting a consolidated review per CMC 18.55.020(B)? YES  NO

Permits Requested:  Type I  Type II  Type III  Type IV, BOA, Other

**Property Owner or Contract Purchaser**

Owner's Name:	Lennar Northwest, LLC	Phone: ( 360 ) 606-6217
	Last First	
	11807 NE 99th Street, Suite 1170	
	Street Address	Apartment/Unit #
E mail Address:	Vancouver	WA 98682
	City	State Zip
	ryan.selby@lennar.com	

**Signature**

I authorize the applicant to make this application. Further, I grant permission for city staff to conduct site inspections of the property.

Signature: *Ryan Selby* Date: 8/9/2021

DocuSigned by: Ryan Selby  
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Note: If multiple property owners are party to the application, an additional application form must be signed by each owner. If it is impractical to obtain a property owner signature, then a letter of authorization from the owner is required.

Date Submitted:	Pre-Application Date:	<input type="checkbox"/> Electronic Copy Submitted	Validation of Fees
Staff:	Related Cases #		

**Application Checklist and Fees [updated on January 1, 2021]**

◇ Annexation	\$863 - 10% petition; \$3,669 - 60% petition	001-00-345-890-00	\$
◇ Appeal Fee		001-00-345-810-00	\$399.00 \$
◇ Archaeological Review		001-00-345-810-00	\$137.00 \$137.00
◇ Binding Site Plan	\$1,879 + \$24 per unit	001-00-345-810-00	\$
◇ Boundary Line Adjustment		001-00-345-810-00	\$103.00 \$
◇ Comprehensive Plan Amendment		001-00-345-810-00	\$5,826.00 \$
◇ Conditional Use Permit			
Residential	\$3,417 + \$105 per unit	001-00-345-810-00	\$
Non-Residential		001-00-345-810-00	\$4,328.00 \$
◇ Continuance of Public Hearing		001-00-345-810-00	\$524.00 \$
◇ Critical or Sensitive Areas (fee per type)		001-00-345-810-00	\$775.00 \$1,550.00
(wetlands, steep slopes or potentially unstable soils, streams and watercourses, vegetation removal, wildlife habitat)			
◇ Design Review			
Minor		001-00-345-810-00	\$433.00 \$
Committee		001-00-345-810-00	\$2,375.00 \$
◇ Development Agreement	\$877 first hearing; \$530 ea. add'l hearing/continuance	001-00-345-810-00	\$
◇ Engineering Department Review - Fees Collected at Time of Engineering Plan Approval			
Construction Plan Review & Inspection	(3% of approved estimated construction costs)		
Modification to Approved Construction Plan Review	(Fee shown for information only)		\$420.00
Single Family Residence (SFR) - Stormwater Plan Review	(Fee shown for information only)		\$208.00
Gates/Barrier on Private Street Plan Review	(Fee shown for information only)		\$1,041.00
◇ Fire Department Review			
Short Plat or other Development Construction Plan Review & Insp.		115-09-345-830-10	\$284.00 \$
Subdivision or PRD Construction Plan Review & Inspection		115-09-345-830-10	\$354.00 \$354.00
Commercial Construction Plan Review & Inspection		115-09-345-830-10	\$424.00 \$
◇ Home Occupation			
Minor - Notification (No fee)			\$0.00
Major		001-00-321-900-00	\$69.00 \$
◇ LI/BP Development	\$4,328 + \$41.00 per 1000 sf of GFA	001-00-345-810-00	\$
◇ Minor Modifications to approved development		001-00-345-810-00	\$346.00 \$
◇ Planned Residential Development	\$35 per unit + subdivision fees	001-00-345-810-00	\$
◇ Plat, Preliminary			
Short Plat	4 lots or less: \$1,936 per lot	001-00-345-810-00	\$
Short Plat	5 lots or more: \$7,175 + \$250 per lot	001-00-345-810-00	\$
Subdivision	\$7,175 + \$250 per lot	001-00-345-810-00	\$37,425.00
◇ Plat, Final:			
Short Plat		001-00-345-810-00	\$200.00 \$
Subdivision		001-00-345-810-00	\$2,375.00 \$
◇ Plat Modification/Alteration		001-00-345-810-00	\$1,196.00 \$
◇ Pre-Application (Type III or IV Permits)			
No fee for Type I or II			
General		001-00-345-810-00	\$354.00 \$
Subdivision (Type III or IV)		001-00-345-810-00	\$911.00 \$
◇ SEPA		001-00-345-890-00	\$810.00 \$810.00
◇ Shoreline Permit		001-00-345-890-00	\$1,196.00 \$
◇ Sign Permit			
General Sign Permit	(Exempt if building permit is required)	001.00.322.400.00	\$41.00 \$
Master Sign Permit		001.00.322.400.00	\$126.00 \$
◇ Site Plan Review			
Residential	\$1,151 + \$34 per unit	001-00-345-810-00	\$
Non-Residential	\$2,876 + \$68 per 1000 sf of GFA	001-00-345-810-00	\$
Mixed Residential/Non Residential	(see below)	001-00-345-810-00	\$
	\$4,055 + \$34 per res unit + \$68 per 1000 sf of GFA		
◇ Temporary Use Permit		001-00-321-990-00	\$80.00 \$
◇ Variance (Minor)		001-00-345-810-00	\$695.00 \$
◇ Variance (Major)		001-00-345-810-00	\$1,295.00 \$
◇ Zone Change (single tract)		001-00-345-810-00	\$3,345.00 \$

Adopted by RES 1023 AUG 2005; Revised by RES 1113 SEPT 2007; Revised by RES 1163 OCT 2009; Revised by RES 1204 NOV 2010;  
 Revised by RES 15-001 JAN 2015; Revised by RES 15-007 MAY 2015; Revised by RES 15-018 DEC 2015; Revised by RES 16-019 NOV 2016;  
 Revised by RES 17-015 NOV 2017; Revised by RES 18-003 APRIL 2018; Revised by RES 18-013 NOV 2018; Revised by RES 19-018 DEC 2019  
 Revised by RES20-014 DEC 2020

Fees reviewed & approved by Planner:

Initial \_\_\_\_\_ Date \_\_\_\_\_

For office use only

**Total Fees Due: \$ 40,276.00**



# Submittal Transmittal

AKS Engineering & Forestry, LLC (Vancouver) | 9600 NE 126th Avenue, Suite 2520 Vancouver, WA 98682

FROM: Alex Burzynski  
 AKS Engineering & Forestry, LLC (Vancouver)  
 9600 NE 126th Avenue, Suite 2520  
 Vancouver, WA 98682  
 burzynskia@aks-eng.com  
 360-882-0419

TO: Community Development  
 City of Camas  
 616 NE 4th Avenue  
 Camas, WA 98607  
 communitydevelopment@cityofcamas.us

PROJECT: Camas Heights (NE 28th St Subdivision)  
 8468

DATE SENT: 10/29/2021

SUBJECT: Land Use Application

ID: 00040

PURPOSE: For Review and Comment

VIA: Delivered by AKS Engineering

REMARKS: Land Use Application Submittal 1

CONTENTS			
QTY:	DATED	DESCRIPTION:	ACTION:
3	10/29/2021	Proposed Development Plans	
3	10/29/2021	Land Use Application Binder	
1	10/29/2021	Mailing Lables	
1	10/29/2021	Preliminary TIR	

*in binder pocket*

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Michael Andreotti (AKS Engineering & Forestry, LLC (Vancouver))