



## Property Fact Sheet for Account 76890000

June 01, 2022

**General Information**

Property Account	76890000
Site Address	726 NE 2ND AVE, CAMAS, WA 98607
Owner	MELTON ROBERT S & MELTON JANET L
Mail Address	5120 NW COLUMBIA ST VANCOUVER WA , 98663
Land Use	SFR CONVERTED TO OFFICE FUNCTIONALITY
Property Status	Active
Tax Status	Regular
1st Line Legal	CAMAS LOT 6 BLK 7
Area (approx.)	5,000 sq. ft. / 0.11 acres

**Assessment** (2021 Values for 2022 Taxes)

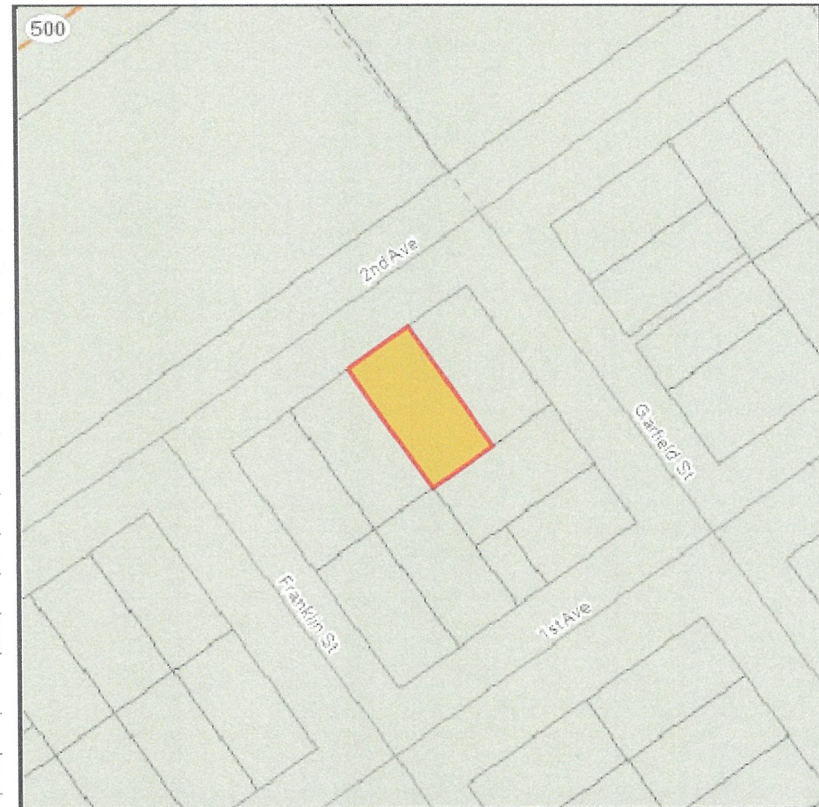
Land Value	\$81,000.00
Building Value	\$144,600.00
Total Property Value	\$225,600.00
Total Taxable Value	\$225,600.00

**Most Recent Sale**

Sale Date	04/01/2015
Document Type	D-SWD
Sale Number	724214
Sale Amount	\$175,000.00

**Administrative**

Zoning Designation	Mixed Use (MX)
Zoning Overlay(s)	none
Comprehensive Plan	Commercial
Comp. Plan Overlay(s)	none
Census Tract	415.00
Jurisdiction	Camas
Fire District	Camas
Park District	n/a
School District	Camas
Elementary	Helen Baller
Middle School	Liberty
High School	Camas

**Wetlands and Soil Types**

Wetland Class	No Mapping Indicators
Wetland Inventory	No Mapping Indicators
Flood Hazard Area	Outside Flood Area
Shoreline Designation	none
Soil Types / Class	Non-Hydric / Fn
Critical Aquifer Recharge Area	Category 2 Recharge Areas
FEMA Map / FIRM Panel	53011C0534E
Watershed	Columbia Slope
Sub Watershed	Camas

**Geological Hazards**

Slope Stability	
Geological Hazard	

Sewer District	Camas	NEHRP Class	C
Water District	Camas	Liquefaction	Very Low
Neighborhood	n/a	<b>Development Moratorium</b>	
Section-Township-Range	NE 1/4,S11,T1N,R3E	none	
Urban Growth Area	Camas	<b>Cultural Resources</b>	
C-Tran Benefit Area	Yes	Archaeological Probability	High
School Impact Fee	Camas	Archaeological Site Buffer	Yes
Transportation Impact Fee	Camas	Historic Site	No Mapping Indicators
Transportation Analysis Zone	402	<b>Habitat and Species Impacts:</b> No Mapping Indicators	
Waste Connections Garbage Collection Day	Thursday		
Last Street Sweeping	n/a		
CPU Lighting Utility District	0		
Burning Allowed	No		
Increased Wildfire Danger Area	No		
Public Health Food Inspector District	District 2		
Public Health Food Plan Review Area	District B		
Public Health WRAP Inspector District	District 1		
Public Health WRAP Inspector District	District 1		
Councilor District	4		

Clark County does not warrant the accuracy, reliability or timeliness of any information in this report, and shall not be held liable for losses caused by using this information.