

SHORT SUBDIVISION
TAX LOT 02-07-01-1300

Pre-2020
 Easement/No Path (z)

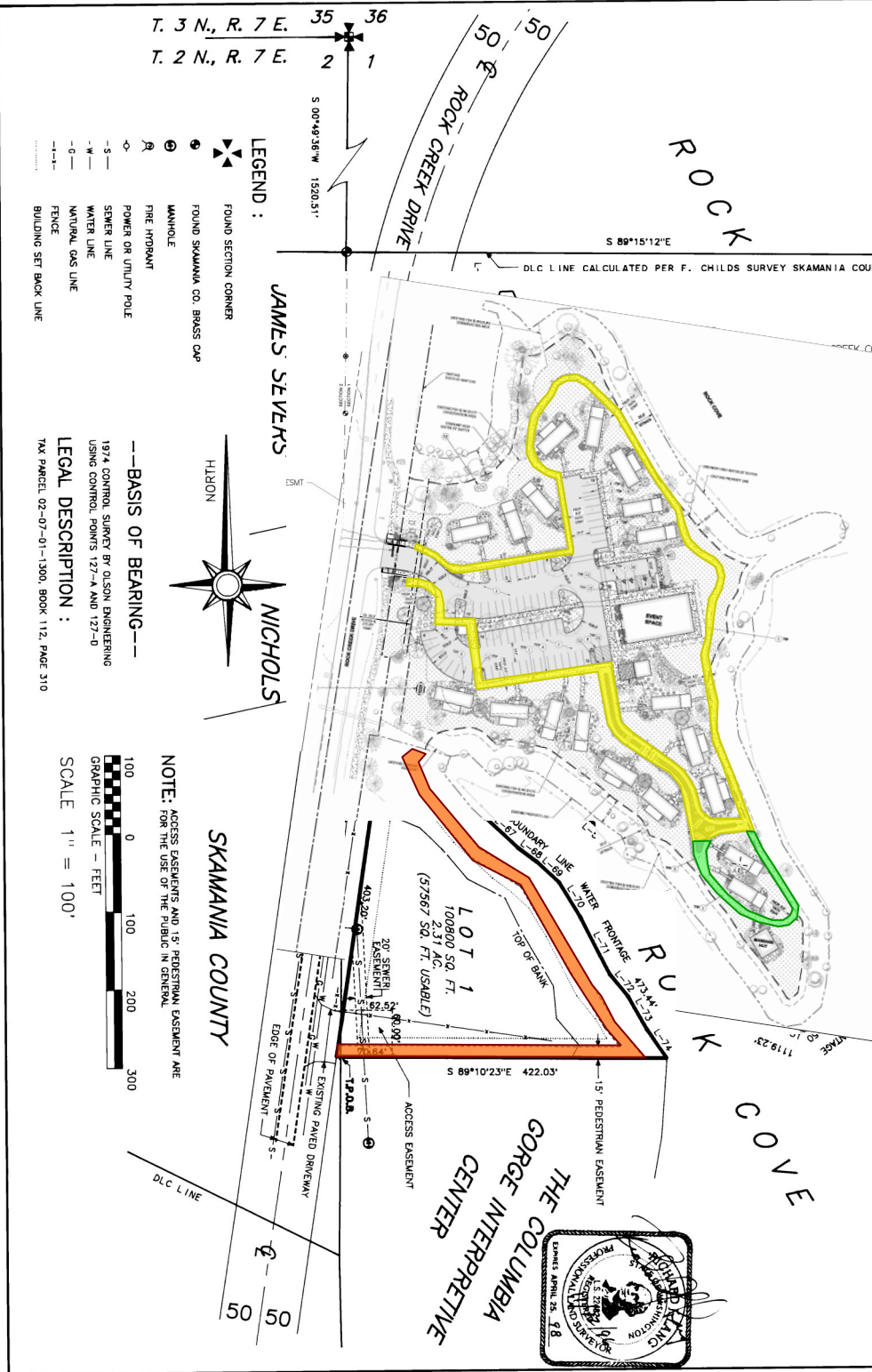
Applicant's 2020 Proposal

2020 Staff Recommendation

2020 CC Requirement

Applicant's 2023 Proposal
 Loop Path (d)
 "Florida" Path (f)

COURSE	BEARING	DISTANCE
L-58	N 68°11'43"W	19.65'
L-59	N 47°50'27"W	136.60'
L-60	N 58°03'38"W	33.32'
L-61	S 82°00'21"W	34.35'
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L-71	S 38°54'40"E	38.82'
L-72	S 34°10'17"E	45.16'
L-73		
L-74		



I hereby certify that the legal description of the land to be divided is correct and that the subdivision is in accordance with the provisions of the Short Subdivision Act, RCW 65.08.010, and the rules and regulations of the Department of Community Development, Washington State.

CHIEF ENGINEER
 DATE 11/21/96

COMMISSIONER
 DATE 11/21/96

CITY ORDER AND SEWER UTILITIES are available to the lot in this short plot
 NORTH PUBLIC
 SOUTHWEST WASHINGTON HEALTH DISTRICT
 DATE 11/21/96

I hereby certify that the city road cutting, the proposed subdivision is in accordance with the provisions of the Short Subdivision Act, RCW 65.08.010, and the rules and regulations of the Department of Community Development, Washington State.

PUBLIC WORKS DIRECTOR
 DATE 11/21/96

I hereby certify that the taxes and assessments have been duly paid, discharged or satisfied in regard to the lands involved with the above proposed short subdivision.
 DATE 11-22-96

SKAMANIA COUNTY TRESASURER
 DATE 11/21/96

I hereby certify that this short subdivision complies with the Skamania Short Plot Ordinance and is approved subject to property being recorded and filed with the Skamania County Auditor within 30 days of the summary approval.
 DATE 11/21/96

SHORT PLOT ADMINISTRATOR
 DATE 11/21/96

This map correctly represents a survey made by me or under my direction in conformance with the requirements of the Survey Act of 1909.
 DATE 11/21/96

STATE OF WASHINGTON
 COUNTY OF SKAMANIA)
 I hereby certify that the within instrument of writing filed by
 Richard Lang of Public Works at 3:26 PM on
 November 22, 1996, was recorded in Book T of
 Town Plats at page 100.
 COUNTY CLERK
 COUNTY OF SKAMANIA

Land within this short subdivision shall not be further subdivided for a period of 5 years except as provided by the City Short Plot Ordinance unless a final plat is filed pursuant to Skamania City Code, Title 16, Subdivisions.
 Private road maintenance agreement recorded in Book _____
 Page _____ Skamania County Auditor's records.

SHORT SUBDIVISION
TAX LOT 02-07-01-1300

Pre-2020
Easement/No Path (z)

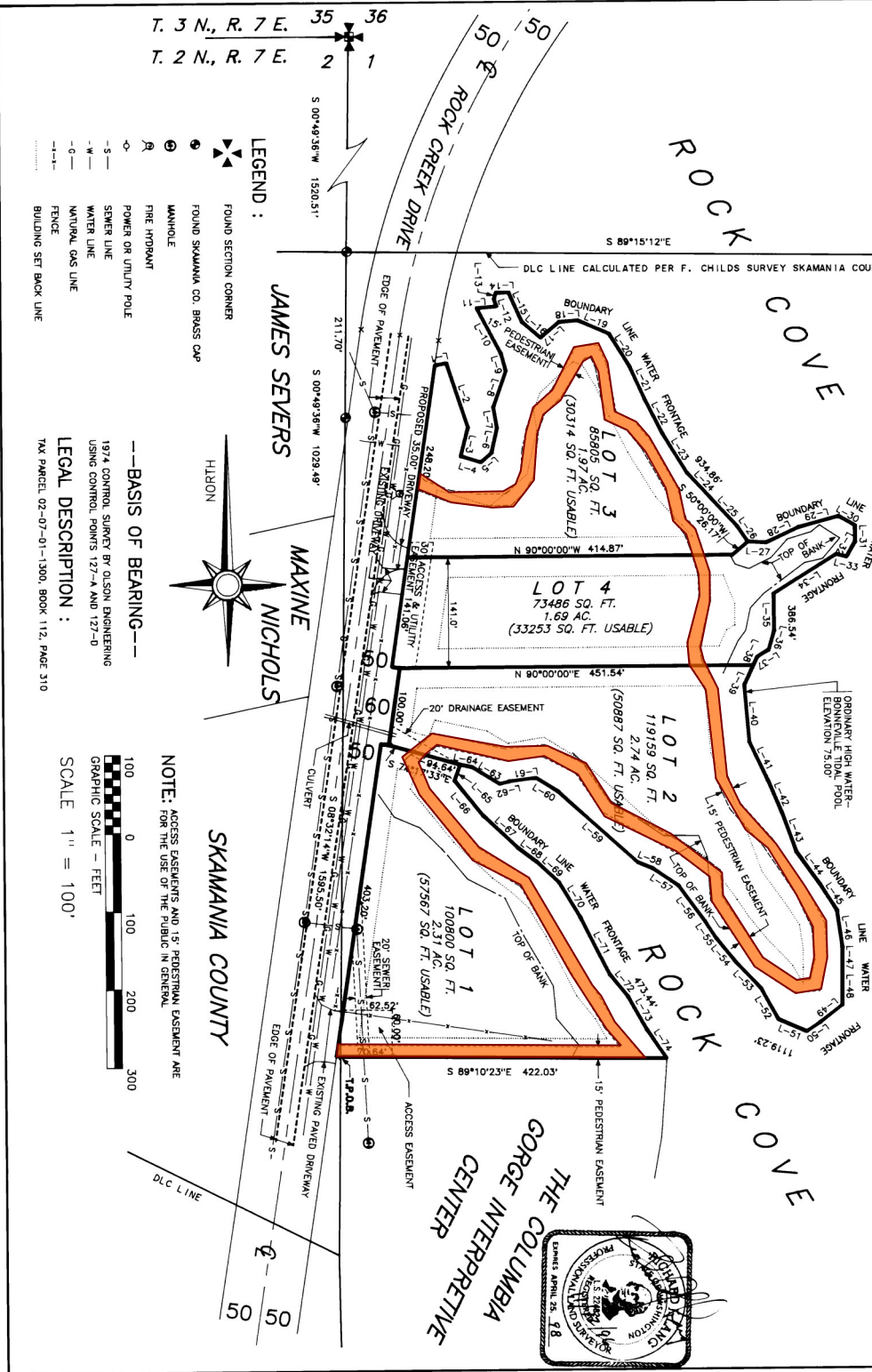
Applicant's 2020 Proposal

2020 Staff Recommendation

2020 CC Requirement

Applicant's 2023 Proposal

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L-72	S 54°10'17"E	45.16'



I hereby certify that the legal description of the land to be divided into lots, blocks, or other divisions, as shown on the attached map, is correct and that the same is in accordance with the provisions of the laws of the State of Washington, and that the same is in accordance with the provisions of the laws of the State of Washington, and that the same is in accordance with the provisions of the laws of the State of Washington.

CHAIRPERSON: *Robert E. Smith* DATE: 11/21/96

COMMISSIONER: *John M. ...* DATE: 11/21/96

COMMISSIONER: *John M. ...* DATE: 11/21/96

CITY ORDER AND SEWER UTILITIES ARE AVAILABLE TO THE TOL IN THIS SHORT PLOT: *Northwest Washington Health District* DATE: 11/21/96

SOUTHWEST WASHINGTON HEALTH DISTRICT: DATE: 11/21/96

I hereby certify that the city road cutting, the proposed subdivision is in accordance with the provisions of the laws of the State of Washington, and that the same is in accordance with the provisions of the laws of the State of Washington, and that the same is in accordance with the provisions of the laws of the State of Washington.

PUBLIC WORKS DIRECTOR: DATE: 11/21/96

I hereby certify that the taxes and assessments have been duly paid, discharged or satisfied in regard to the lands involved in the above proposed short subdivision.

Debra J. ... DATE: 11/21/96

SKAMANIA COUNTY TRESPASSER: DATE: 11/21/96

I hereby certify that this short subdivision complies with the Skamania Short Plot Ordinance and is approved subject to property being recorded and filed with the Skamania County Auditor within 30 days of the summary approval.

SHORT PLOT ADMINISTRATOR: DATE: 11/21/96

This map correctly represents a survey made by me or under my direction in accordance with the requirements of the Survey Act of the State of Washington.

DAVIDSON & ASSOCIATES, PLLC - EVANSVILLE, IN

STATE OF WASHINGTON)
COUNTY OF SKAMANIA)
 I hereby certify that the within instrument of writing filed by *Robert Lang of Public Works* at 3:26 PM on *November 22, 1996*, was recorded in Book *T* of *Town Plats* at page *100*.

RECORDING OFFICER SKAMANIA COUNTY, WASHINGTON:
John M. ...
 COUNTY CLERK

Land within this short subdivision shall not be further subdivided for a period of 5 years except as provided by the City Short Plot Ordinance unless a final plat is filed pursuant to Skamania City Code, Title 16, Subdivisions.

Private road maintenance agreement recorded in Book _____ Page _____ Skamania County Auditor's records.

SHORT SUBDIVISION

TAX LOT 02-07-01-1300

Pre-2020

- Easement/No Path (z)

Applicant's 2020 Proposal

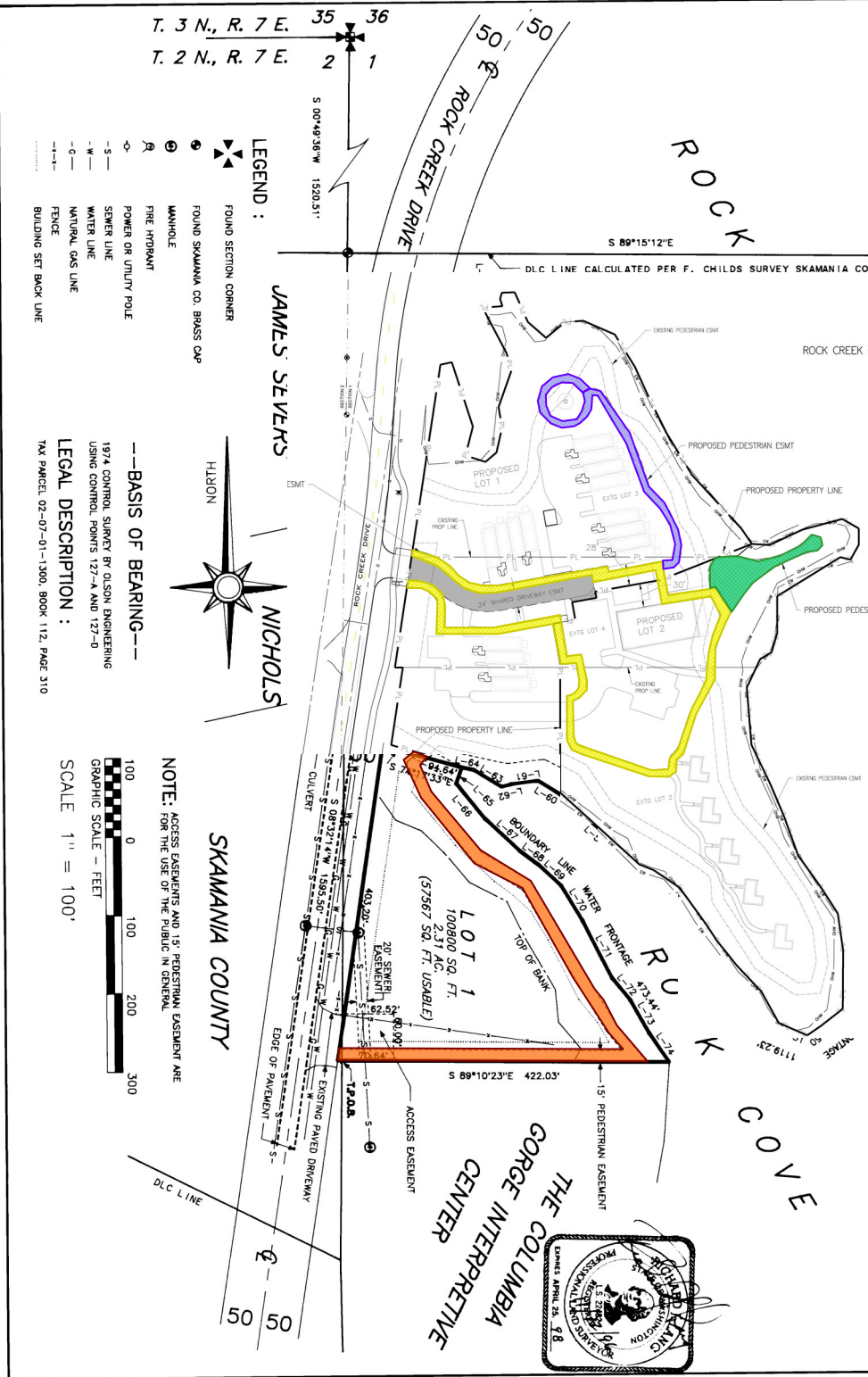
- Loop Path (y)
- Lollipop Path (x)
- Viewing Area (w)

2020 Staff Recommendation

2020 CC Requirement

Applicant's 2023 Proposal

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L-72	S 38°54'40"E	36.92'
L-73	S 54°10'17"E	45.16'
L-74		



I hereby certify that the legal description of the land to be divided into lots is correct and that the subdivision is in accordance with the provisions of the Short Subdivision Act, RCW 65.08, and the rules and regulations of the Department of Community Development.

CHIEF ENGINEER: *Robert E. Slevens* DATE: 11/23/96

COMMISSIONER: *John M. ...* DATE: 11/23/96

APPLICANT: *James Slevens* DATE: 11/23/96

RECORDING OFFICER: *John M. ...* DATE: 11/23/96

PLAT ADMINISTRATOR: *James Slevens* DATE: 11/23/96

STATE OF WASHINGTON (COUNTY OF SKAMANIA): I hereby certify that the within instrument of writing filed by *James Slevens* on *November 22, 1996*, was recorded in Book *T* of *Tomn Plats* at page *100*.

RECORDING OFFICER: *John M. ...* DATE: 11/23/96

PLAT ADMINISTRATOR: *James Slevens* DATE: 11/23/96

NOTICE: Land within this short subdivision shall not be further subdivided for a period of 5 years except as provided by the City Short Plat Ordinance unless a final plat is filed pursuant to Skamania City Code, Title 16, Subdivisions.

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SHORT SUBDIVISION

TAX LOT 02-07-01-1300

Pre-2020

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Applicant's 2020 Proposal

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- Viewing Area (w)

2020 Staff Recommendation

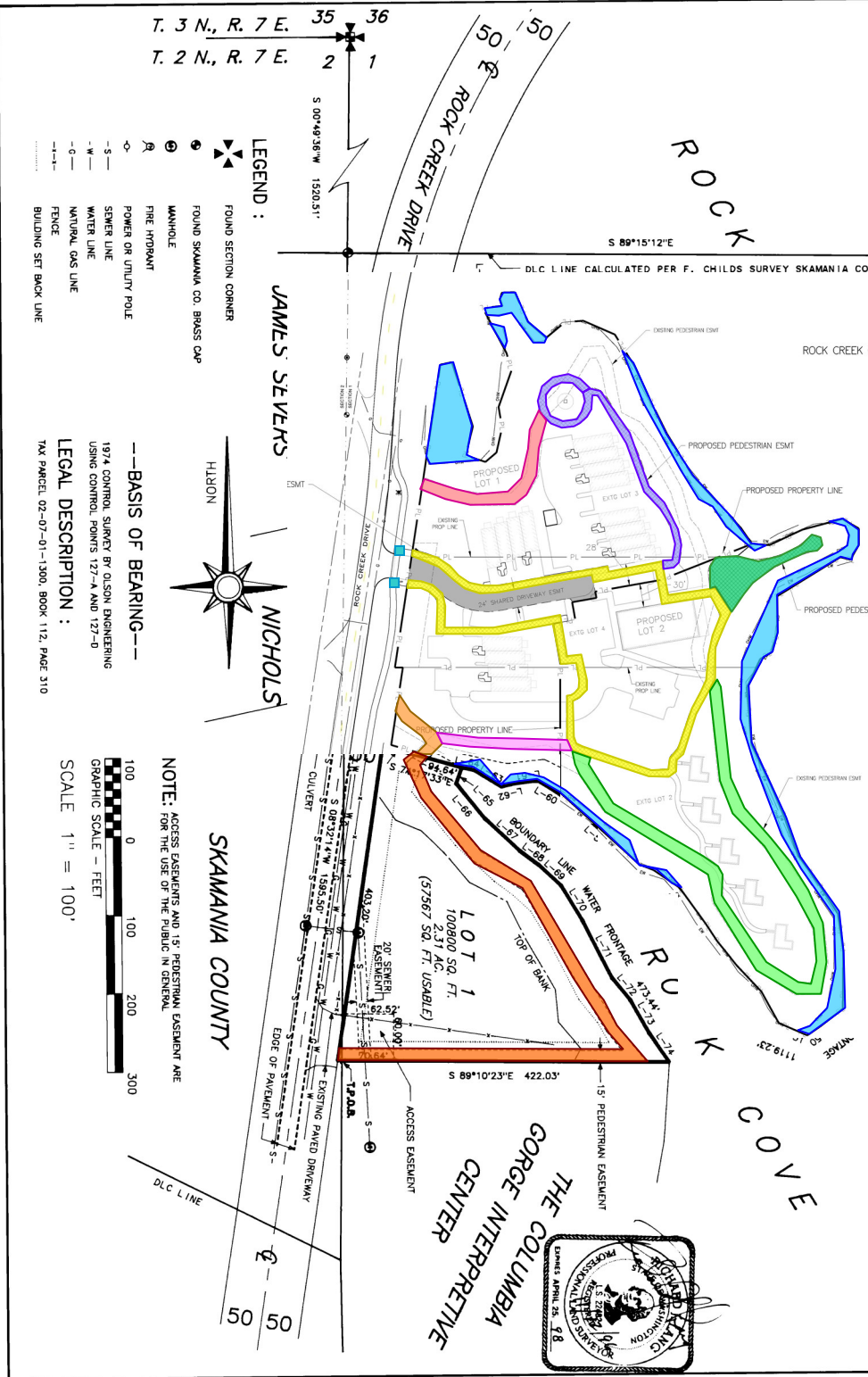
- Continued Offsite (a)
- Below OHHM (b)
- Wayfinding Stones (c)

2020 CC Requirement

- Larger Loop Path 1 (d)
- Larger Loop Path 2 (e)
- "Florida" Path (f)

Applicant's 2023 Proposal

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I hereby certify that the legal description of the land to be divided is correct and that the subdivision complies with the provisions of the Short Subdivision Act, RCW 65.08, and the rules and regulations of the Department of Community Development.

CHAIRPERSON: *Robert E. Smith* 11/23/95

COMMISSIONER: *John M. ...* 11/23/95

ADVISOR: *...* 11/23/95

CITY ORDER AND SEWER UTILITIES: *...* 11/23/95

SOUTHWEST WASHINGTON HEALTH DISTRICT: *...* 11/23/95

PUBLIC WORKS DIRECTOR: *...* 11/23/95

DATE: 11/23/95

I hereby certify that the taxes and assessments have been duly paid, discharged or satisfied in regard to the lands involved with the above proposed short subdivision.

SKAMANIA COUNTY TRESASURER: *...* 11-23-95

SKAMANIA COUNTY ENGINEER: *James Slevens* 11/23/95

SHORT PLAY ADMINISTRATOR: *...* 11/23/95

This map correctly represents a survey made by me or under my direction in conformance with the requirements of the Survey Act of 1909.

STATE OF WASHINGTON: *James Slevens* 11/23/95

COUNTY OF SKAMANIA: *...* 11/23/95

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RECORDING OFFICER: *...*

COUNTY CLERK: *...*

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Private road maintenance agreement recorded in Book *...*

Page *...*

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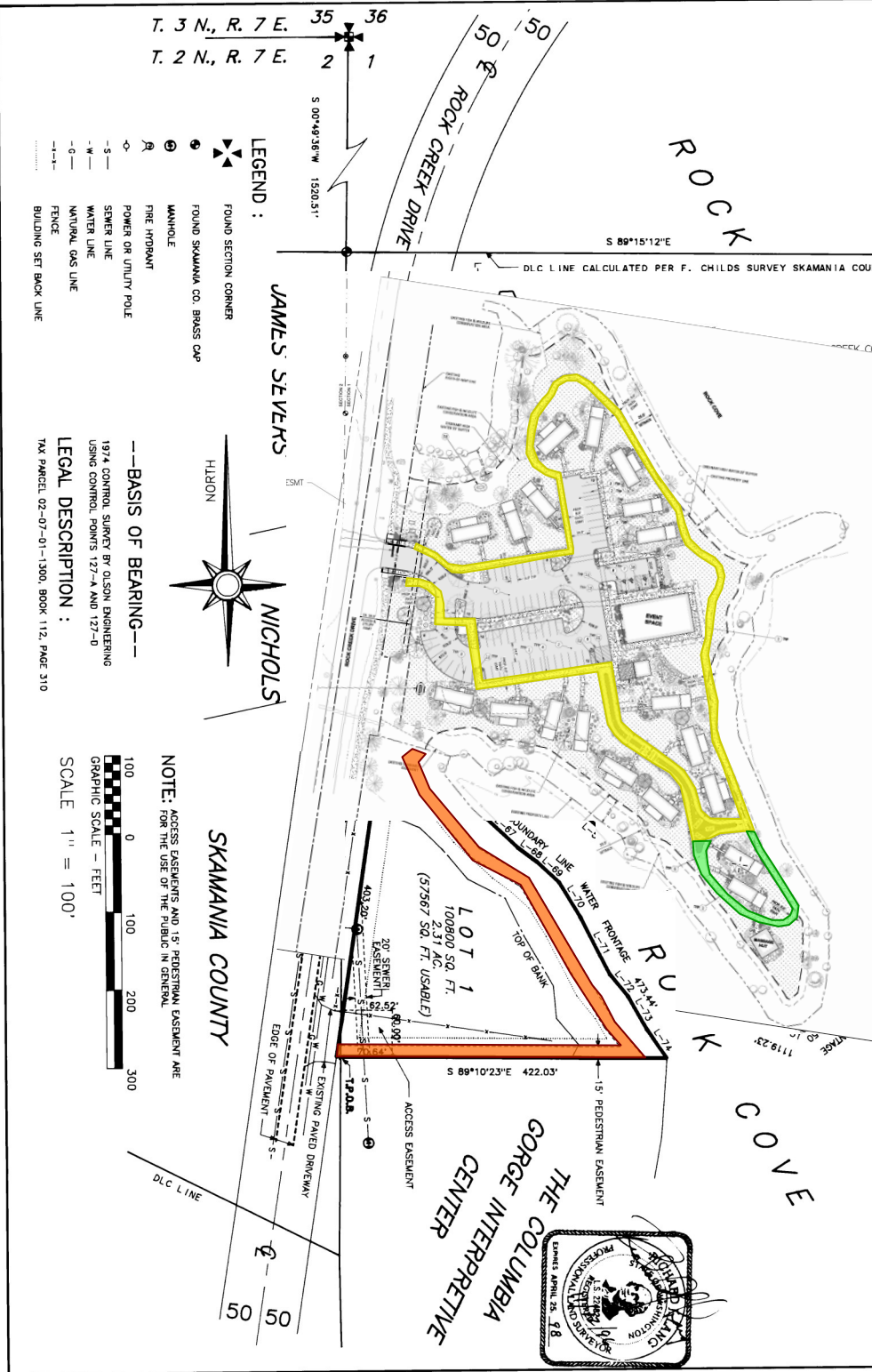
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CHIEF ENGINEER: *Robert E. Slevens* DATE: 11/21/96

COMMISSIONER: *John M. ...* DATE: 11/21/96

CITY ORDER AND SEWER UTILITIES: *Northwest Washington Health District* DATE: 11/21/96

SOUTHWEST WASHINGTON HEALTH DISTRICT: *...* DATE: 11/21/96

I hereby certify that the city order and sewer utilities are available to the lot in this short plot.

PUBLIC WORKS DIRECTOR: *Paul G. ...* DATE: 11/21/96

I hereby certify that the taxes and assessments have been duly paid, discharged or satisfied in regard to the lands involved with the above proposed short subdivision.

SKAMANIA COUNTY TREASURER: *...* DATE: 11/21/96

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SHORT PLOT ADMINISTRATOR: *...* DATE: 11/21/96

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SKAMANIA COUNTY ENGINEER: *James Slevens* DATE: 11/21/96

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Shoreline Public Access & Trail Plan Goal Met:

Increase recreational opportunities for the public in the shoreline (RCW 90.58.020(6))

Sequence of Opportunities:

- City coordinates with private landowner and assisted living facility to understand opportunities and constraints for development of the existing pedestrian easements.

- City determines budget for shoreline enhancement options in coordination with the landowner
- City conducts public outreach to determine which enhancement options to prioritize
- City constructs and maintains shoreline recreation facilities



SA.8 West Rock Cove shoreline trail easement enhancement			
Description/Proposed Feature and Amenity	Proposed easement would allow for the extension of the pedestrian trail along the shoreline, and a hand carry boat launch on the west side of the cove. Proposed features include: <ul style="list-style-type: none"> • 1,000 LF of trail • QTY: 1 new hand carry boat launch and boat wash station • Remove boat launch 	Category	Score
		GIS Score	5.3
		Alignment with Existing Long Range Planning	Yes (1)
		Community Support	4
		Score Summary	20
		Project Readiness Score	11
Cost	\$549,000.		
Project Readiness	Coordination with multiple parties prior to design implementation X Can be executed immediately X Enact by 2030 <input type="checkbox"/> Enact by 2040 and beyond. <i>Collaboration can begin immediately. Design and construction could be possible by 2030.</i>		
Public Access Type	X Physical Access (Beach/Boat Launch) X Visual (Trail/View Point) <input type="checkbox"/> Other (Trailhead, Non-Physical, etc.)		
Project Type	<input type="checkbox"/> Maintenance/Rehabilitation <input type="checkbox"/> Infrastructure Improvement <input type="checkbox"/> New Infrastructure X Restoration of Ecological Functions <input type="checkbox"/> Acquisition/Easement <input type="checkbox"/> Other – Educational resource		
Summary of Public Comments	The public comments were neutral to skeptical about the feasibility of this project; however, they also agreed it would be a popular and highly used public amenity if it were able to be constructed.		
Need Addressed	<input type="checkbox"/> Continuous pedestrian experience <input type="checkbox"/> Connection between districts <input type="checkbox"/> Neighborhood Amenity <input type="checkbox"/> Visitor Trailhead <input type="checkbox"/> Non-motorized water access <input type="checkbox"/> Reconnection to the Columbia River		
Proposed Next Steps	Work is partially on established public easements, city and WSDOT rights-of-way. The city would work with the landowner to provide shoreline trail easement adjustment to less environmentally complex locations for future public use, as well as a boat launch consideration. Include fish barrier removal study (Foster Creek) as part of this project. Work requires a moderate level of coordination between city, private property owner, and WSDOT.		
Permits Required	Shoreline Substantial Development Permit, Site Plan Application, and Critical Areas Checklist. Moderate permitting complexity is expected for this task. If launch and Foster Creek culvert replacement are considered, a US Army Corps of Engineers Section 404 permit, Ecology 401 Water Quality Certification and WDFW HPA permit will be required, making this a more complex effort.		
Mitigation Sequence & Environmental Impact	The recommended trail option was narrowed down to establish a set route around the shoreline in addition to signage and fencing, thereby minimizing impacts otherwise caused by having multiple routes in and around the shoreline. Shoreline vegetation impacted by this option will be mitigated for via enhancements in and around the shoreline. Further, the Foster Creek culvert evaluation can also be used to rectify the undersized culvert issue. No change to impact section.		
Potential Issues/ Additional Information	The shoreline is steep in parts. The trail could follow the top of slope to give public visual access to Rock Cove. Operations of Assisted living facility tend to discourage easier access to water. There are community concerns regarding the aesthetic quality (iron oxidizing bacteria) of the stormwater flowing at this location. Many large trees on the perimeter and shoreline areas of the site.		
Ongoing Maintenance & Estimated Annual Cost	To be determined.		
SMP Amendment	Not applicable.		
Comprehensive Plan Objectives Met	1.12, 2.2, 2.5, 6.1, 6.3, 6.5, 6.6, 7.2, 7.4, 9.6, 9.7, 9.10	Downtown Plan for SUCCESS!	Not applicable.
Recommended Option	Coordinate with private landowner and assisted living facility to understand opportunities and constraints for development of the existing pedestrian easements.		