

Development Review Committee Agenda

Chehalis Building and Planning Department

May 18, 2022, at 9 A.M.

Meeting Location: Chehalis Airport Conference Room

9:00 AM

Applicant Conference:

AC-22-011; 1319, 1327 Bishop Rd. The applicant is proposing the removal of existing buildings to construct a 4,000 square foot orthodontics building and parking lot. The site contains mapped hydric soils and liquefaction susceptibility. Lewis County Parcel #010480000000, 010479000000. Zoned CG, outpatient clinic/medical service is a permitted use.

9:30 AM

Applicant Conference:

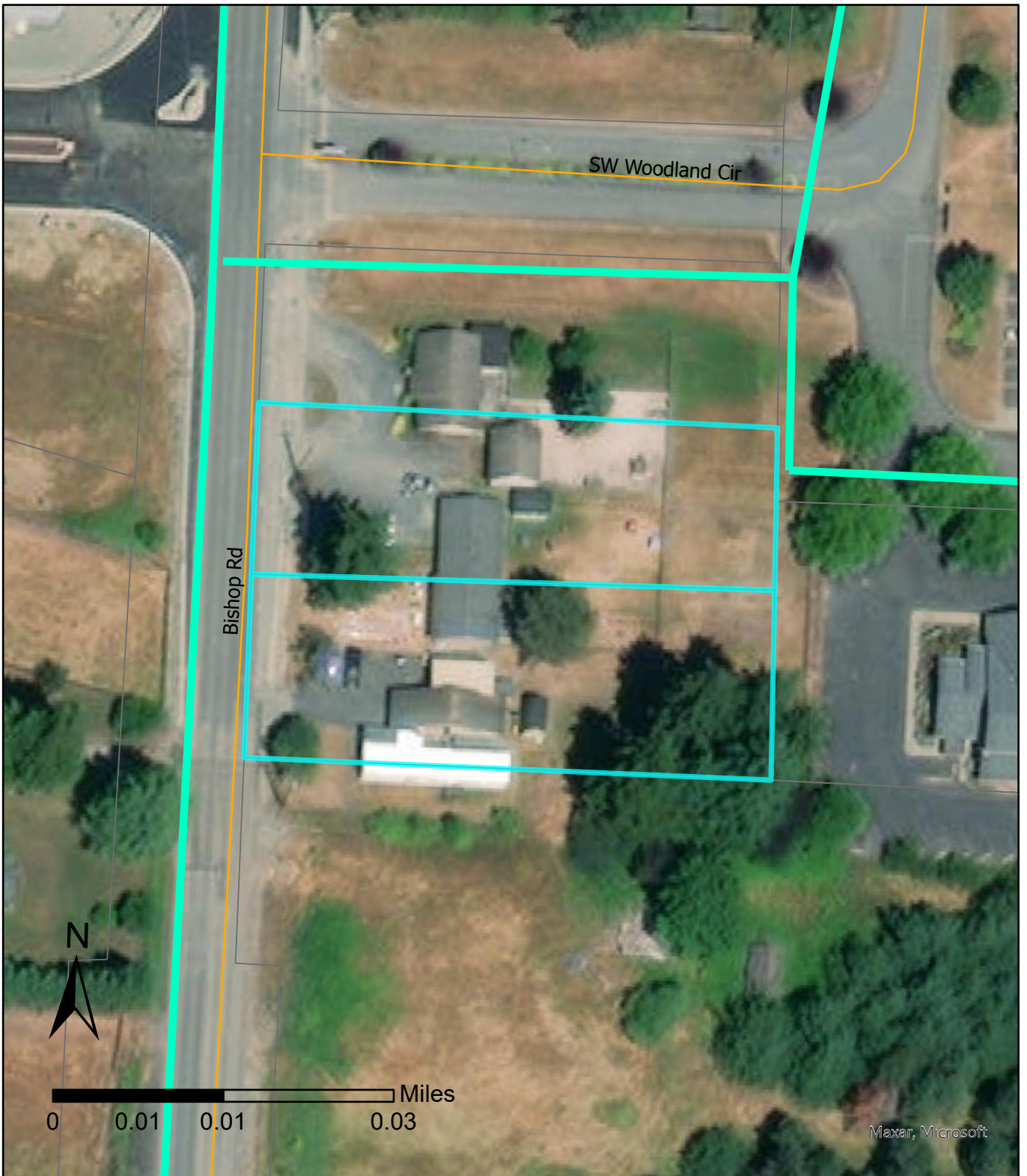
AC-22-012; 181 NE Hampe Way. The applicant is proposing the construction of a transit island with installation of a bus shelter, asphalt for bus bump-out, and sidewalk. This site is within the FEMA floodplain. Lewis County Parcel # 005605103000. Zoned CG, bus stop facility is a permitted use.

10:00 AM

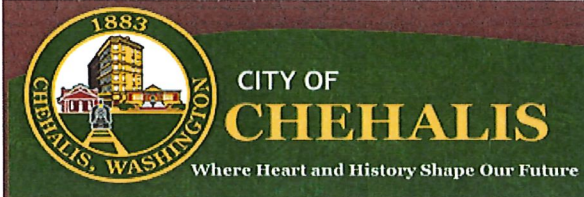
1. Interdepartmental meeting

Join Zoom Meeting

<https://us06web.zoom.us/j/88064775734>



Vicinity Map for AC-22-011



Return your conference application to Community Development Department
 1321 S Market Blvd. Chehalis, WA 98532
 (360) 345-2229
www.ci.chehalis.wa.us email: comdev@ci.chehalis.wa.us

JOB SITE ADDRESS: 1319 & 1327 Bishop Rd

PARCEL #: 01048000000 & 01479000000

APPLICANT / CONTACT PERSON:

NAME: Peter Wagner, DMD
ADDRESS: 140 Jeffries Rd
CITY/ST/ZIP: Chehalis, WA 98532
PHONE#: 360.269.6993
EMAIL: peter_wagner3@hotmail.com

CONTRACTOR (ENGINEER) SURVEYOR:


COMPANY NAME: RB Engineering
CONTACT NAME: Zachary Wirkkala
ADDRESS: PO Box 923, Chehalis WA 98532
PHONE #: 360.740.8919
EMAIL: zachw@rbengineers.com
CONTRACTORS L&I #: _____

Is the property owner the same as the contact person? Yes No

DETAILED PROJECT DESCRIPTION:

Please see attached project narrative.

Verbal comments made during discovery are not binding. Only the plan(s) submitted will be reviewed for compliance with applicable codes. By signing below, I grant permission for City of Chehalis employees to enter and remain on the property for the purpose of review and approval of this proposal and to conduct inspections related to this proposal.

Signature: 	Date: <u>4/25/22</u>
Name (print): <u>Zachary Wirkkala, EIT</u>	Telephone #: <u>360.740.8919</u>

Office use only	
Received by:	Date Received:
Parcel #:	
Permit #:	
Zoning:	
Flood Zone: Yes No	
Zone Classification:	



DESIGN → PERMIT → MANAGE

April 26, 2022

Tammy Baraconi
City of Chehalis Community Development
1321 S Market Blvd
Chehalis, WA 98532
tbaraconi@ci.chehalis.wa.us

Re: Wagner Orthodontics – Pre-Application Request and Narrative
RBE NO. 21140

Dear Tammy:

Attached is an application for DRC Meeting request. The project is proposing a 4,000 SF Orthodontics Building on a lot with existing residential buildings. The attached conceptual plan shows access off Bishop Rd, with parking and a generic building footprint.

1. For frontage improvements along Bishop Rd, would we need to provide sidewalk, or just curb and gutter?
2. What road width/ cross section should be used for the Bishop Rd frontage improvements?

Sincerely,

A handwritten signature in blue ink, appearing to read 'Zachary Wirkkala'.

Zachary Wirkkala, EIT
Engineer in Training

cc: Project file

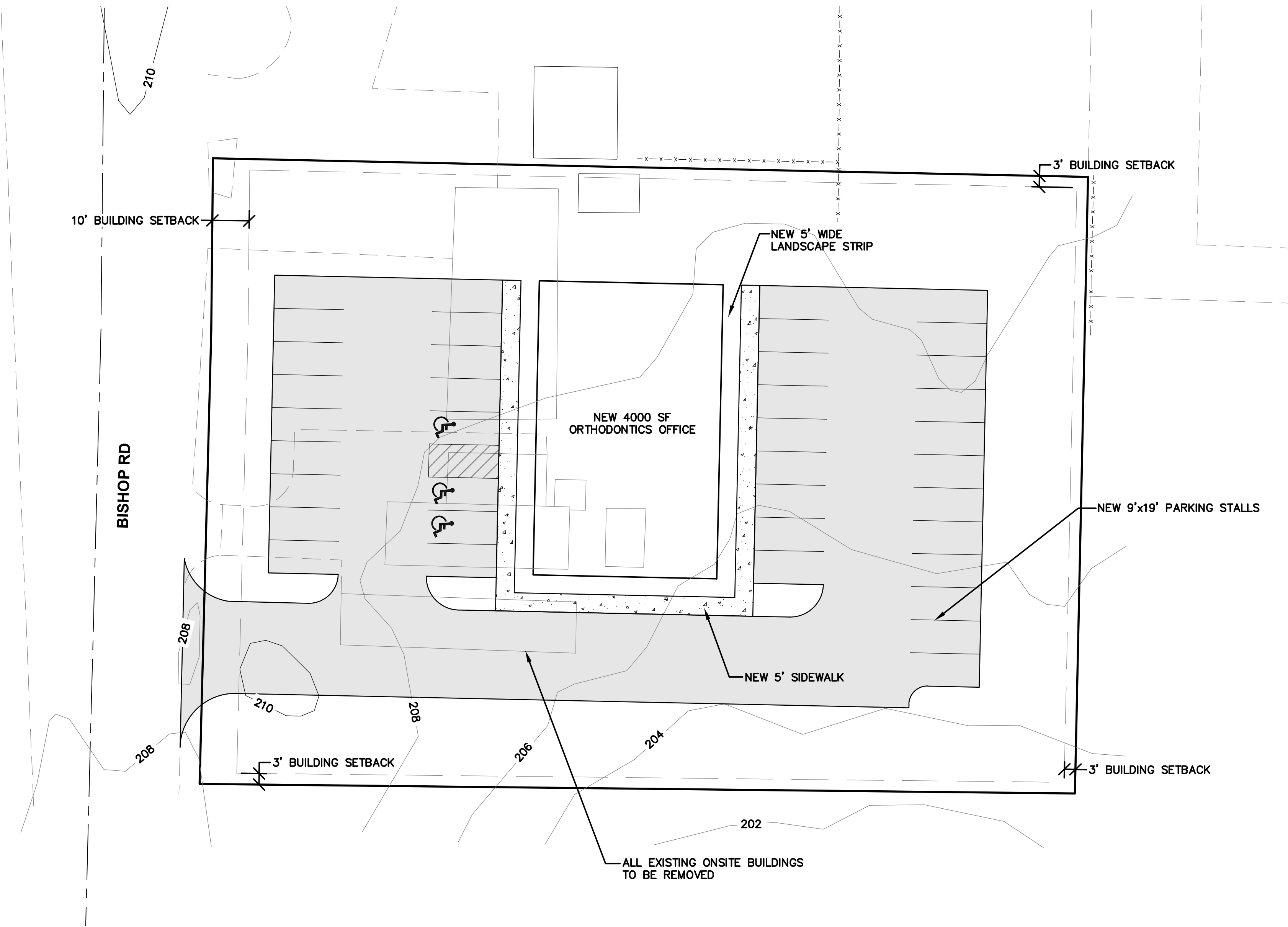
Enclosure: Preliminary Site Plan
City Master Application

WAGNER ORTHODONTICS

SECTION 04, TOWNSHIP 13 NORTH, RANGE 02 WEST, W.M.
LEWIS COUNTY, WASHINGTON

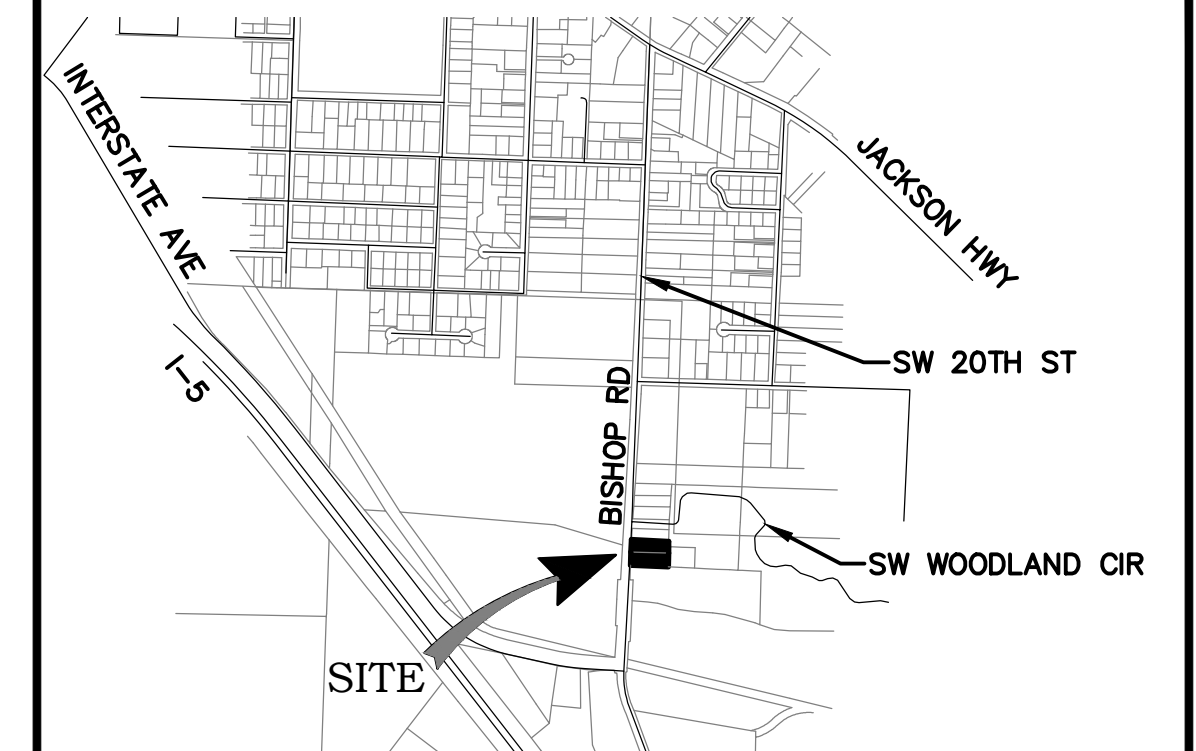


SCALE: 1"=20 FEET
0 10 20 40



VICINITY MAP

N.T.S.



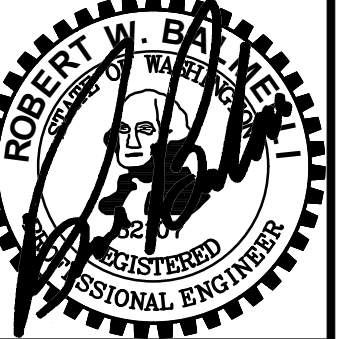
PROJECT INFORMATION

APPLICANT: PETER WAGNER
(360) 269 6993
PETER_WAGNER3@HOTMAIL.COM
PARCEL NOS: 01048000000
01047900000
SITE ADDRESS: 1319 & 1327 BISHOP RD
CHEHALIS, WA 98532
ZONING: CG - GENERAL COMMERCIAL
SITE AREA: 0.44 ACRES EACH
GRADING: XX± CY FILL
SOILS: LACAMAS SILT LOAM
PRATHER SILTY CLAY LOAM
SANITARY SEWER: CITY OF CHEHALIS
WATER: CITY OF CHEHALIS
FIRE DISTRICT: LEWIS COUNTY

NO.	DATE	REVISION

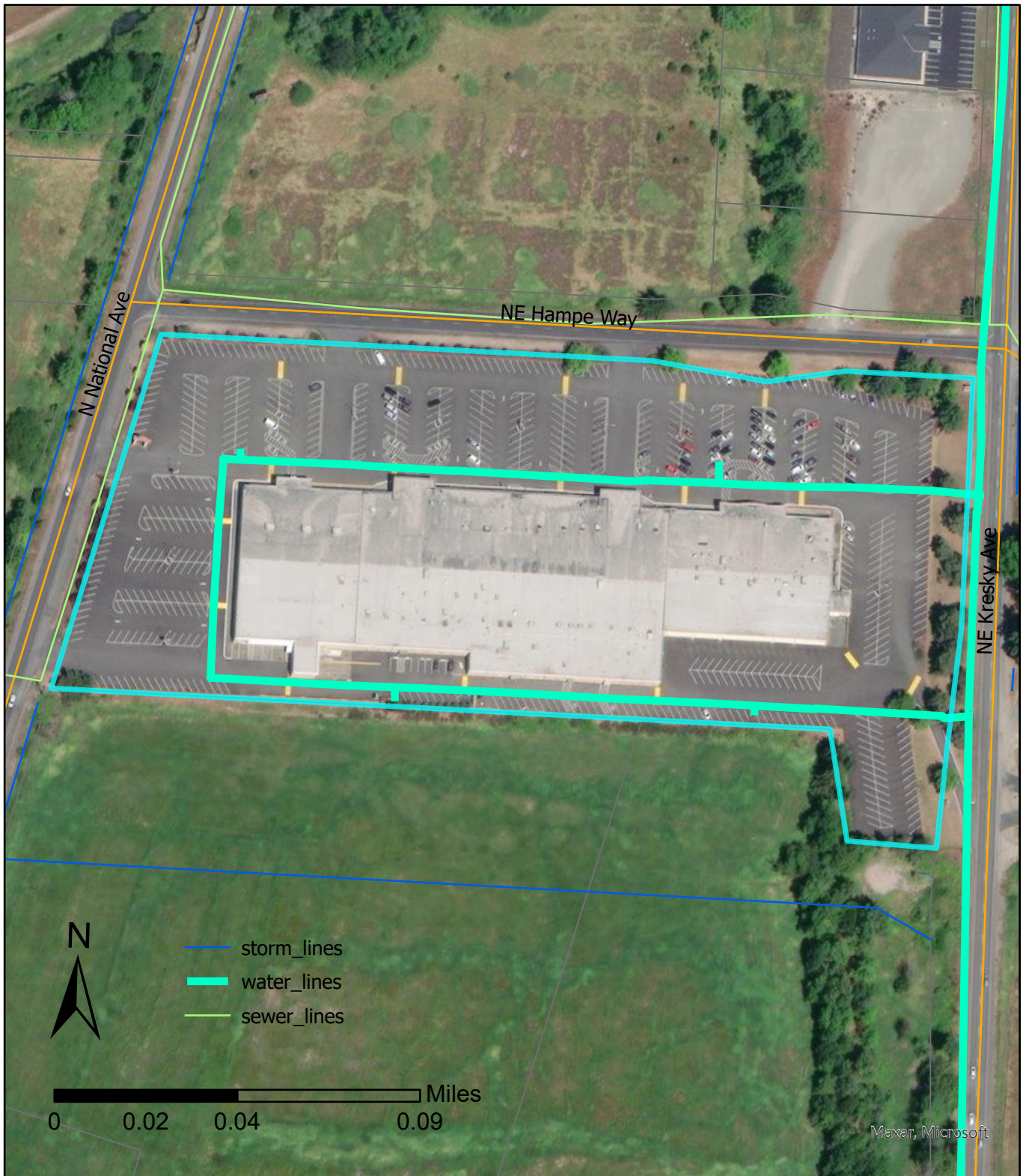
DESIGNED BY: ZRW
DRAWN BY: ZRW
CHECKED BY: RWB
DATE: X/XX/XX
SCALE:

WAGNER ORTHODONTICS
 WA.
CHEHALIS



RB Engineering
 CIVIL ENGINEERING - LAND PLANNING - UTILITIES
 P.O. Box 923
 CHEHALIS, WA 98532
 OFF: (360) 746-8919
 FAX: (360) 746-8912

JOB NUMBER
 21140
DRAWING NAME
 21140_PSP_OPT3
P0.1
 1 OF 1



Vicinity Map for AC-22-012



Return your permit application to Community Development Department

1321 S Market Blvd. Chehalis, WA 98532

(360) 345-2229

www.ci.chehalis.wa.us email: comdev@ci.chehalis.wa.us

Job address: 181 NE Hampe Way, Chehalis, WA 98532 Parcel #: 005605103000

Applicant/Contact person

Name: Lewis Public Transportation Benefit Area dba Twin Transit
 Mailing address: 212 E Locust Street
 City, State, and Zip: Centralia, WA 98531
 Phone #: 360-330-2072 Email: (required) joe@twintransit.org

Contractor/Engineer/Surveyor

Contact Name: Joseph Clark (Applicant)
 Company/Firm Name: Twin Transit
 Mailing address: _____
 City, State, and Zip: _____
 Phone #: _____ Email: (required) _____
 Contractor's L&I #: _____

Project Description: (Create a project narrative on a separate page if there is not enough room to completely describe your project below.)
 Construction of a transit island with installation of a bus shelter, asphalt for bus bump-out, and sidewalk as per proposed drawings attached.

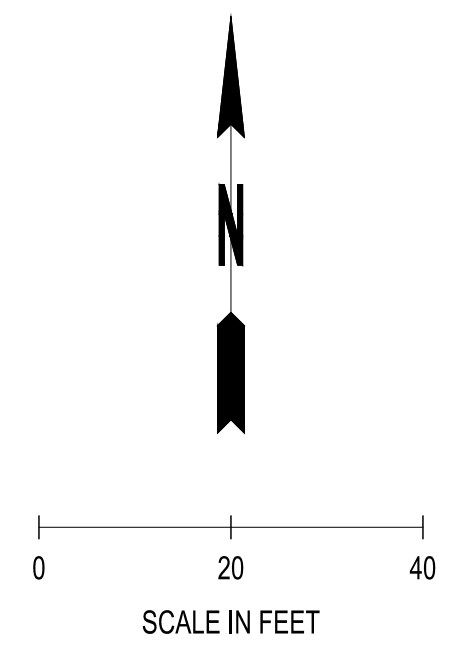
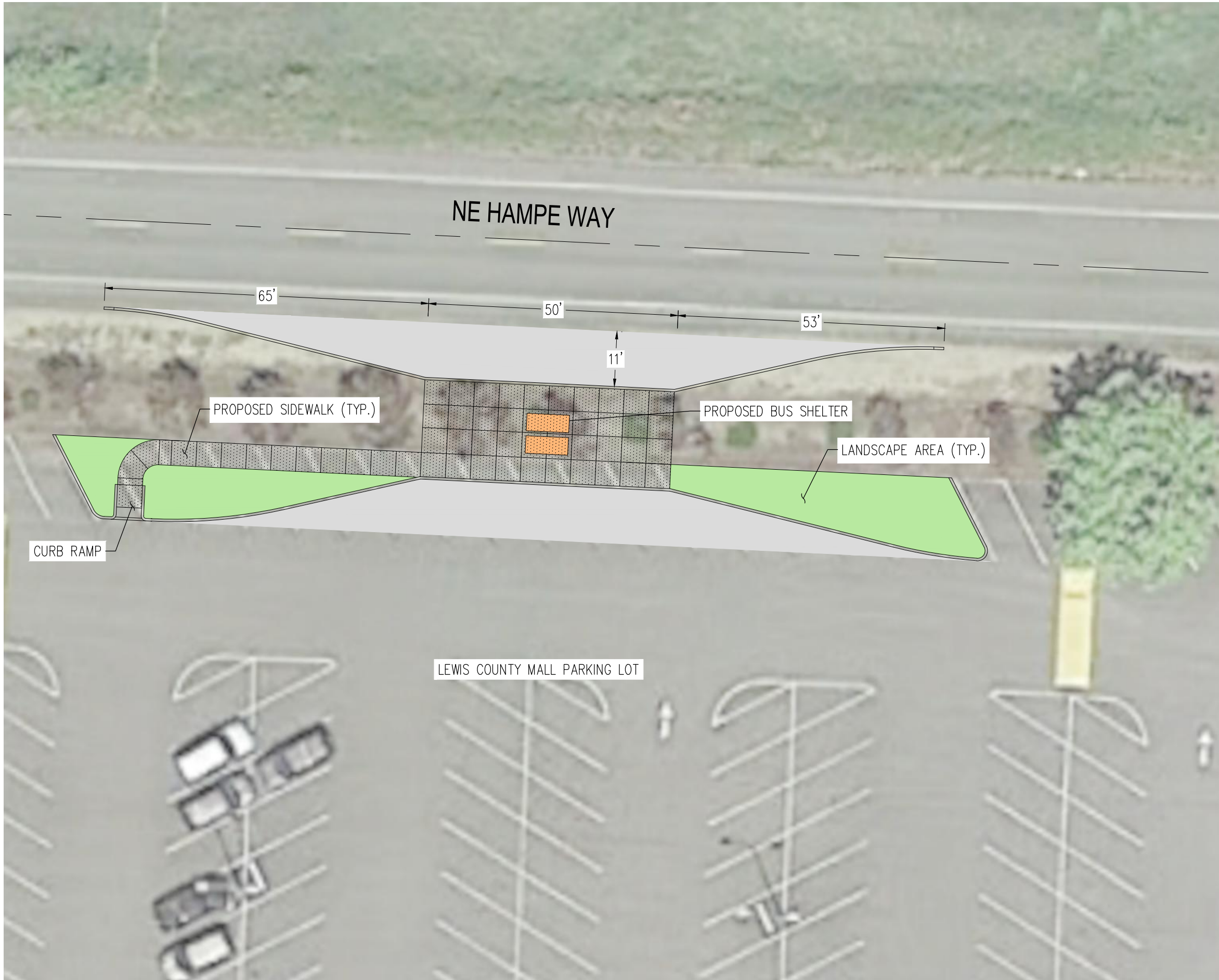
Current market value of proposed work: \$80,000.00
 (Fair market labor and materials)

Only the plan(s) submitted will be reviewed for compliance with applicable codes. By signing below, you grant permission for any City of Chehalis employee the right to access and remain on the property for the purpose of review and approval of this proposal and to conduct inspections related to this proposal.

Signature: <u>Joseph L. Clark</u>	Date: <u>05/06/2022</u>
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Print Name: Joseph Clark

Office use only	
Received by: _____	Date Received: _____
Parcel #: _____	
Permit #: _____	
Zoning: _____	
Flood Zone: yes no Zone Classification: _____	



SHEET 1

LEWIS COUNTY MALL TRANSIT
ISLAND CONCEPT



JSA CIVIL
Engineering | Planning | Management