

# Development Review Committee Agenda

Chehalis Community Development Department

February 18, 2021 at 9 o'clock A.M.

Meeting location: Chehalis-Centralia Airport, 900 Northwest Airport Road, Chehalis, WA

Staff Present: Angie Elder, Rick Mack, Ashleigh Cox, Celest Wilder, Tammy Baraconi and Brandon Rakes.

Applicants Present: Devan & Dan Hawes, Aaron Fuller via phone call

## I. Meeting Agenda for Action Items

### 9:00 AM to 9:30 AM

#### a. Applicant Conference:

AC-21-003 – 0 NW Louisiana Ave – New 4,200 sq ft bank: Applicant is proposing to build a 4,200 square foot bank with four drive thru lanes. Lewis County TPN 005605082015, zoned CG (Commercial General).

Meeting was rescheduled to February 25, 2021 due to technical difficulties.

#### b. Phone call with Aaron of Fuller Designs:

Jackson Villa 4: Section 03 Township 13N Range 02W

1. Aaron starts off by saying this plan is for condos, not apartments. He has questions about catch all requirements, fire requirements and utility requirements. 4 acres. 65 buildings and one lot.

2. Angie with Police Department – No concerns because it is in UGA.

3. Rick with Fire Department – Fire hydrants are required within 600 ft of condos via an accessible route. Condos don't need to be sprinklered if they have their own construction and are within 600 ft of fire hydrant. Aaron says he has placed one hydrant on the corner of Jackson Hwy and Kennicott Rd. and one the corner of Wallace Rd. and Kennicott and one in-between to split the difference. Max height of structures are 33 ft.

4. Brandon with Airport – No concerns.

5. Celest with Public Works – Aaron states right now the plans include having one bank of meters by the road for 65 units. Aaron wants to know if they can be sectioned. Dan nods in agreement. Celest says they can change the plans from driveway to road or private road and then everything from the meter forward is property of the City. Celest says send something to her and she will ask Public Works and see what they say. Rick says changing from driveway to road is better for fire access.

6. Tammy with Planning Department – Tammy needs the prelim plat. The plats need to show the phasing. Aaron has concerns with his surveyor being 5 weeks out, will Tammy accept civil plans as a prelim plat? Tammy says clean up the civil and site plans and make them easier to read. Tammy says make it clear on the plats with phasing that you are waiting on the corp. Tammy is not going to send a TIA until we get the application. Tammy wants a copy of the HOA with the prelim that clearly states who is responsible for storm, water, and road maintenance and then who will enforce this. Tammy would like a recorded copy once this is complete.

**II. DRC staff meeting**

**a. Department updates.**

Brandon – Working on commercial land leases. Above Ground Fuel system will be going in this Summer. Taxiway rehab will also most likely be happening this Summer.

Celest – Working on some big street projects that will be going out to bid. Celest and Judd are working on mapping all the sewer basins.

Angie – Police Department is working on hiring.

Rick – Would like to see perhaps quarterly meetings with other Fire Marshalls in the County.

**b. Permit processing review.**

**III. Weekly Informational Reports**

**a. Issued permits – January 1, 2021 through February 10, 2021**