

PEND OREILLE COUNTY
COMMUNITY DEVELOPMENT DEPARTMENT
418 S. Scott Avenue
P.O. Box 5066
Newport, WA 99156
(509) 447-4821
pendoreilleco.org



DOCK INSTALLATION/REPLACEMENT PERMIT REQUIRED DOCUMENTS

This information must be included in the site plan and narrative to ensure that the project proposal meets the Pend Oreille County SMP and WAC-173-27-180 (see attached documents)

PLEASE CHECK BOXES AS EACH ITEM HAS BEEN COMPLETED

- ☐ Shoreline Assessment Checklist
- ☐ Completed JARPA and SEPA retrieved from Pend Oreille County's website
- ☐ Site plan, to include:
 - Arial view AND side/elevation view with North arrow indicated (see attached examples)
 - side view is required to show percent of slope or angle of the slope with ordinary high-water mark and distance from the top of the bank to the slope
 - The boundary of the parcel
 - the dock is required to be at least ten feet from the property lines
 - Existing and proposed land contours
 - The ordinary high-water mark (horizontal AND vertical)
 - The dimensions and location of the proposed dock
 - Water depth at the end of the dock
- ☐ A general indication of the character of vegetation found on the site
- ☐ The dimensions and locations of all existing and proposed structures (within project area location)
- ☐ A vicinity map with North arrow (provided by Community Development department)
- ☐ Critical area reports (if required)

If any of the required documentation is not included, your application will not be processed and could be returned.

I understand all of these documents are required to begin processing the application.

Printed Name

Signature

Date

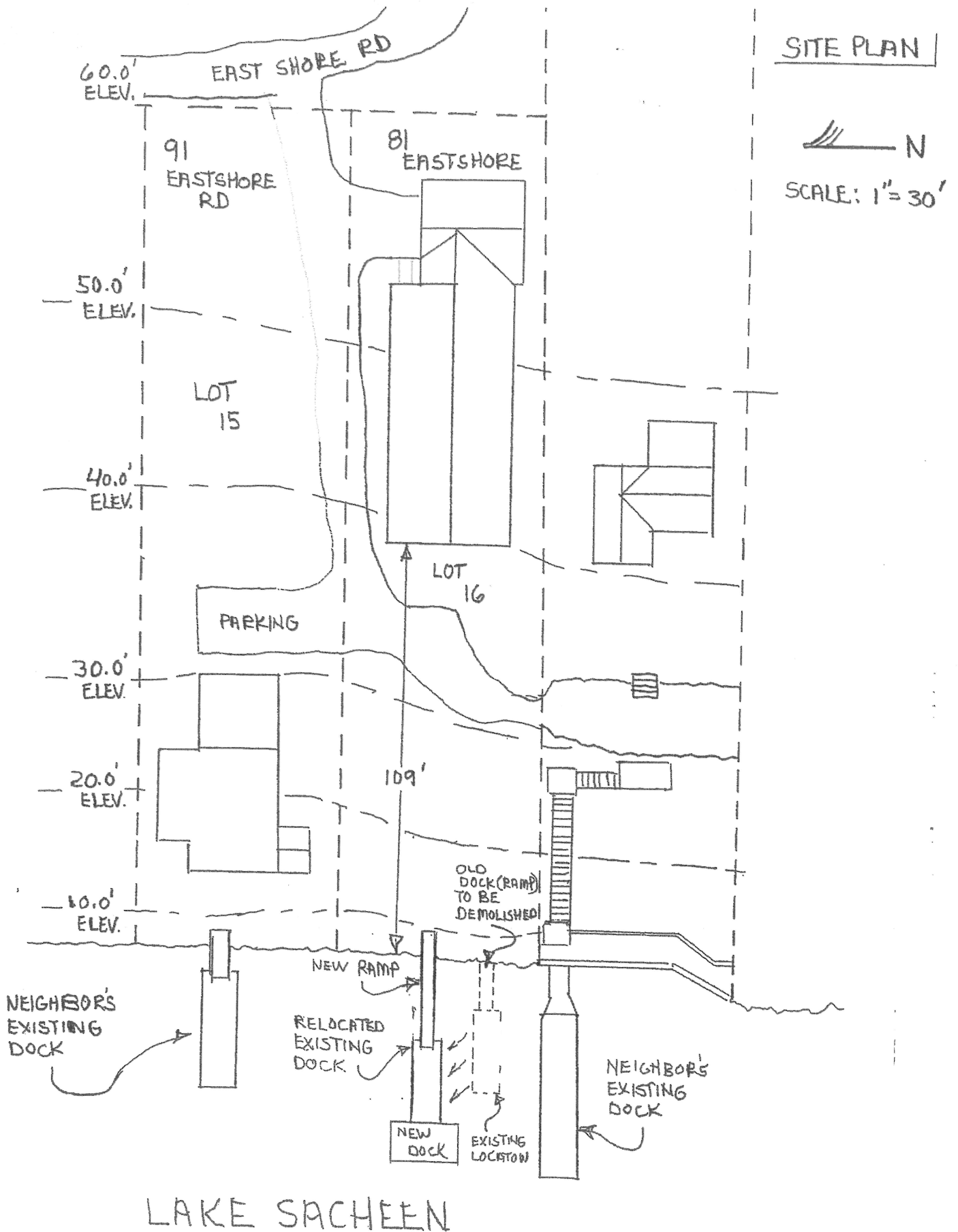


Shoreline Assessment Checklist

No.	Characteristic/ Activity	Description				Check
1	Location	Property ID/Parcel:				<input type="checkbox"/>
		River Mile:				<input type="checkbox"/>
2	Riparian Vegetation	Describe existing bank vegetation:				<input type="checkbox"/>
3	Clear bank (grass slope)	Bank slope (H:V): Circle one	Steep: 1:1 or steeper	Moderate: 1:1 to 4:1	Gentle: 4:1 and gentler	<input type="checkbox"/>
		Bank Height (feet):				<input type="checkbox"/>
4	Adjacent Property Bank Conditions	Upstream:				<input type="checkbox"/>
		Downstream:				<input type="checkbox"/>
5	Water Level Fluctuation	Determine range based on River Mile:				<input type="checkbox"/>
6	Wave Action	Circle all that apply:	Minor	Moderate	Major	<input type="checkbox"/>
			Wind	Motor-boats		
7	Mechanism of Erosion	Describe mechanism(s) of erosion occurring on the bank (e.g., toe erosion, bank seepage, or small or large mass failure):				<input type="checkbox"/>
8	Structural Risks	Describe any structures that may be at risk due to shoreline conditions:				<input type="checkbox"/>

EXAMPLE

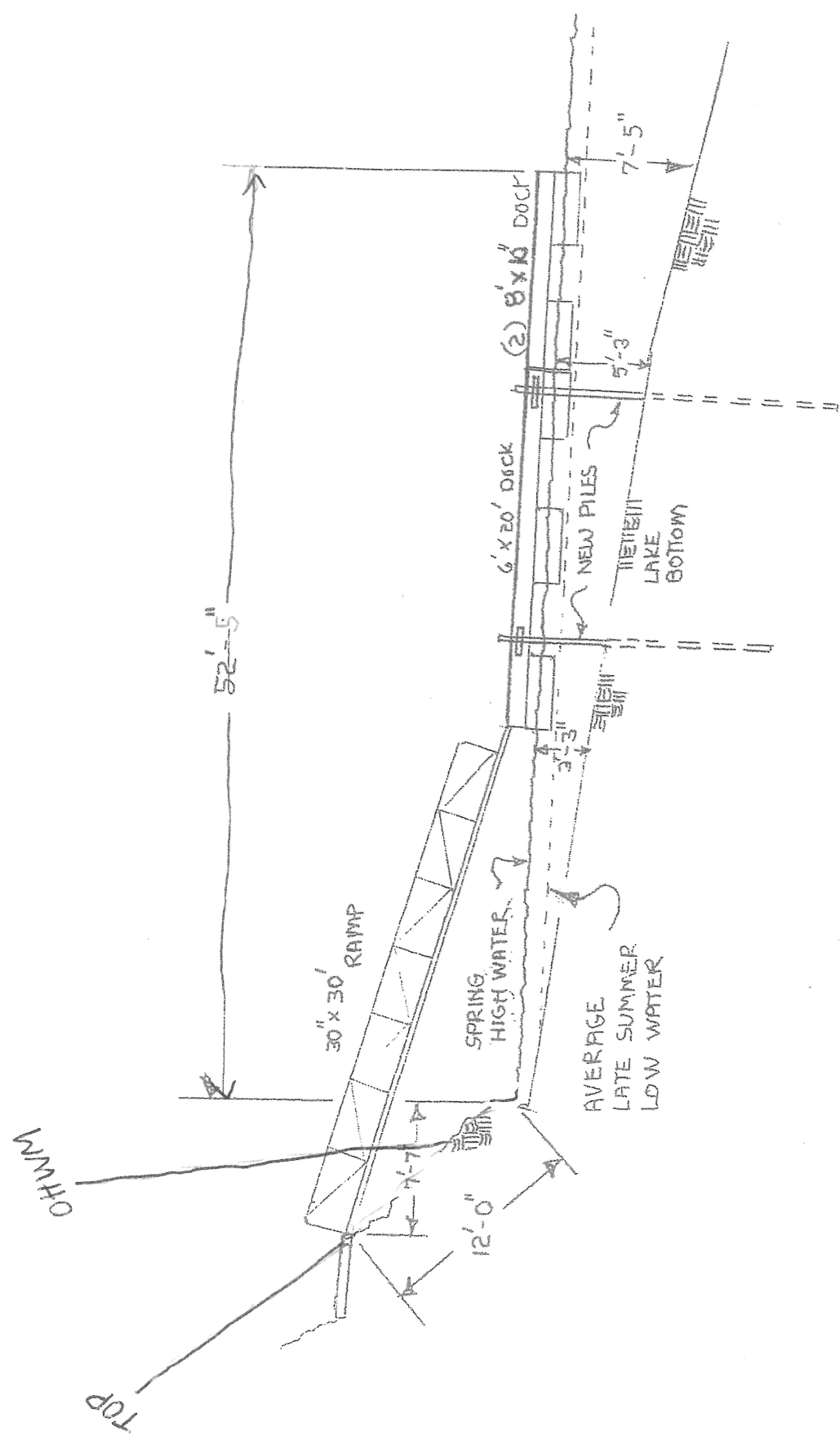
ARIAL VIEW



EXAMPLE

ELEVATION VIEW

SCALE: $\frac{1}{8}" = 1'$



Application requirements for substantial development, conditional use, or variance permit.

A complete application for a substantial development, conditional use, or variance permit shall contain, as a minimum, the following information:

(1) The name, address and phone number of the applicant. The applicant should be the owner of the property or the primary proponent of the project and not the representative of the owner or primary proponent.

(2) The name, address and phone number of the applicant's representative if other than the applicant.

(3) The name, address and phone number of the property owner, if other than the applicant.

(4) Location of the property. This shall, at a minimum, include the property address and identification of the section, township and range to the nearest quarter, quarter section or latitude and longitude to the nearest minute. All applications for projects located in open water areas away from land shall provide a longitude and latitude location.

(5) Identification of the name of the shoreline (water body) that the site of the proposal is associated with. This should be the water body from which jurisdiction of the act over the project is derived.

(6) A general description of the proposed project that includes the proposed use or uses and the activities necessary to accomplish the project.

(7) A general description of the property as it now exists including its physical characteristics and improvements and structures.

(8) A general description of the vicinity of the proposed project including identification of the adjacent uses, structures and improvements, intensity of development and physical characteristics.

(9) A site development plan consisting of maps and elevation drawings, drawn to an appropriate scale to depict clearly all required information, photographs and text which shall include:

(a) The boundary of the parcel(s) of land upon which the development is proposed.

(b) The ordinary high water mark of all water bodies located adjacent to or within the boundary of the project. This may be an approximate location provided, that for any development where a determination of consistency with the applicable regulations requires a precise location of the ordinary high water mark the mark shall be located precisely and the biological and hydrological basis for the location as indicated on the plans shall be included in the development plan. Where the ordinary high water mark is neither adjacent to or within the boundary of the project, the plan shall indicate the distance and direction to the nearest ordinary high water mark of a shoreline.

(c) Existing and proposed land contours. The contours shall be at intervals sufficient to accurately determine the existing character of the property and the extent of proposed change to the land that is necessary for the development. Areas within the boundary that will not be altered by the development may be indicated as such and contours approximated for that area.

(d) A delineation of all wetland areas that will be altered or used as a part of the development.

(e) A general indication of the character of vegetation found on the site.

(f) The dimensions and locations of all existing and proposed structures and improvements including but not limited to; buildings, paved or graveled areas, roads, utilities, septic tanks and drainfields, material stockpiles or surcharge, and stormwater management facilities.

(g) Where applicable, a landscaping plan for the project.

(h) Where applicable, plans for development of areas on or off the site as mitigation for impacts associated with the proposed project shall be included and contain information consistent with the requirements of this section.

(i) Quantity, source and composition of any fill material that is placed on the site whether temporary or permanent.

(j) Quantity, composition and destination of any excavated or dredged material.

(k) A vicinity map showing the relationship of the property and proposed development or use to roads, utilities, existing developments and uses on adjacent properties.

(l) Where applicable, a depiction of the impacts to views from existing residential uses and public areas.

(m) On all variance applications the plans shall clearly indicate where development could occur without approval of a variance, the physical features and circumstances on the property that provide a basis for the request, and the location of adjacent structures and uses.

[Statutory Authority: RCW 90.58.140(3) and [90.58].200. WSR 96-20-075 (Order 95-17), § 173-27-180, filed 9/30/96, effective 10/31/96.]