



## Shoreline Master Program Substantial Development Application

**Note: A Pre-Application meeting is required prior to submittal of an application.**

### PROPERTY OWNER INFORMATION

☐ Contact Person

Owner: Cedar and Sage Apartments 1, LLC

Address: 116 N Oakes Ave, Suite B, Cle Elum, WA 98922

Phone: 509-308-8402

Email: jed@cedarandsagehomes.com

### APPLICANT/CONTRACTOR INFORMATION (if different)

☒ Contact Person

Company: Knutzen Engineering

UBI#: 603-538-277

Contact: Nathan Machiela

Address: 5401 Ridgeline Dr, Suite 160, Kennewick, WA 99338

Phone: 509-222-0959

Email: nathan@knutzenengineering.com

### PROPERTY INFORMATION

Legal Description: See below.

Parcel #: 114981012801001

Current Zoning:

WF

Current Land Use Designation:

WTF

Shoreline Designation:

Waterfront

### DESCRIPTION OF PROJECT (Size of structure(s), amount of grading/filling, impacts to wetlands and/or buffers, etc.)

The project proposes a new 31,400 SF, residential apartment building with a 12, 204 SF underground parking level. A total of 32 residential units are currently proposed. Paved parking, drive aisles, and necessary utility improvements will be constructed in association with the new building. The project will also propose a new pedestrian pathway along the north property line to facilitate public access to the waterfront.

Legal Description: Lot1, Short Plat No. 2801, according to the survey thereof recorded under auditor's File No. 2004-01330, records of Benton County, Washington.

#### APPLICATION MUST INCLUDE

1. Completed application and filing fee
2. Title Insurance company certificate, issued no more than 30 days prior to application, showing ownership of the property and all lien holders
3. A site plan, drawn to scale, showing all details of the proposal – include property lines, easements, building location(s) and dimensions, parking areas, access driveways, landscaping areas, critical area features, fences, signs, storm water control features, existing wells and drainfields, fire hydrants, significant cut or fill areas, etc. See WAC 173-27-180.
4. Preliminary layout of building interior (uses and sizes of rooms)
5. SEPA Checklist
6. Any other information the Administrator deems necessary to determine compliance with applicable codes

I authorize employees and officials of the City of Richland the right to enter and remain on the property in question to determine whether a permit should be issued and whether special conditions should be placed on any issued permit. I have the legal authority to grant such access to the property in question.

I also acknowledge that if a permit is issued for land development activities, no terms of the permit can be violated without further approval by the permitting entity. I understand that the granting of a permit does not authorize anyone to violate in any way any federal, state, or local law/regulation pertaining to development activities associated with a permit.

I hereby certify under penalty of perjury under the laws of the State of Washington that the following is true and correct:

1. I have read and examined this permit application and have documented all applicable requirements on the site plan.
2. The information provided in this application contains no misstatement of fact.
3. I am the owner(s), the authorized agent(s) of the owner(s) of the above referenced property, or I am currently a licensed contractor or specialty contractor under Chapter 18.27 RCW or I am exempt from the requirements of Chapter 18.27 RCW.
4. I understand this permit is subject to all other local, state, and federal regulations.

*Note: This application will not be processed unless the above certification is endorsed by an authorized agent of the owner(s) of the property in question and/or the owner(s) themselves. If the City of Richland has reason to believe that erroneous information has been supplied by an authorized agent of the owner(s) of the property in question and/or by the owner(s) themselves, processing of the application may be suspended.*

Applicant Printed Name: Nathan Machiela

Applicant Signature:  Date 12/18/2021