



CITY OF
**West
Linn**

PRE-APPLICATION CONFERENCE

Thursday, March 16, 2023

Webex

10:00 am: **Proposed Flood Plain Development Permit for a Garage Addition**
Applicant: **Mike Webber**
Property Address: **5650 River Street**
Neighborhood Assn: **Bolton Neighborhood Association**
Planner: **Ben Gardner**

Project #: PA-23-05



*The pre-application conference will be conducted on Webex.



Pre-Application Conference Request

For Staff to Complete:

PA PA-23-05

Conference Date: 3/16/23

Time: 10:00

Staff Contact: Ben Gardner

Fee: \$350

Pre-application conferences are held on the first and third Thursdays of the month between 9:00 am and 1:00 pm. Appointments must be made by 5:00 pm, 15 days before the meeting date. The applicant has a choice of an in-person or virtual meeting. To schedule a conference, submit this form, a site plan, and accompanying materials through the [Submit a Land Use Application](#) web page. The City will contact you to collect payment. Pre-application notes are valid for 18 months.

Property Owner Information

Name: **Mike Webber**
Email: **autobahner.mike@gmail.com**
Phone #: **503-709-0625**
Address: **5650 River Street**
West Linn, OR 97068

Applicant Information

Name: **Same**
Email:
Phone #:
Address:

Address of Subject Property (or tax lot): **5650 River Street, West Linn OR 97068**

REQUIRED ATTACHMENTS:

- A project narrative with a detailed description of the proposed project. Briefly describe the physical context of the site.
- A list of questions or issues the applicant would like the City to address.
- A dimensional site plan that shows:
 - North arrow and scale
 - Location of existing trees (a tree survey is highly recommended)
 - Streets Abutting the property and width of right of way
 - Location of creeks and/or wetlands (a wetland delineation is highly recommended)
 - Property Dimensions, existing buildings, and building setbacks
 - Slope map (if slope is 25% or more)
 - Location of existing utilities (water, sewer, etc.)
 - Conceptual layout, design, proposed buildings, building elevations, and setbacks
 - Location of all easements (access, utility, etc.)
 - Vehicle and bicycle parking layout (including calculation of required number of spaces, based on use and square footage of building), if applicable
 - Location of existing and proposed access and driveways. Include the proposed circulation system for vehicles, pedestrians, and bicycles, if applicable.
 - Proposed stormwater detention system with topographic contours

I certify that I am the owner or authorized agent of the owner:

APPLICANT: *Mike Webber*

DATE: *MAR 1, 23*

The undersigned property owner authorizes the requested conference and grants city staff the **right of entry** onto the property to review the application.

PROPERTY OWNER: *Mike Webber*

DATE: *MAR 1, 23*

Mar 1, 2023

To: West Linn Planning Department
RE: Pre-application Conference Request Project Narrative
Property: 5650 River Street, West Linn OR 97068
Owner: Mike Webber
503.709.0625
autobahner.mike@gmail.com

Project Narrative:

We are requesting a flood plain development permit for a garage expansion.

Questions:

The only question we have is regarding the flood plain development permit requested.

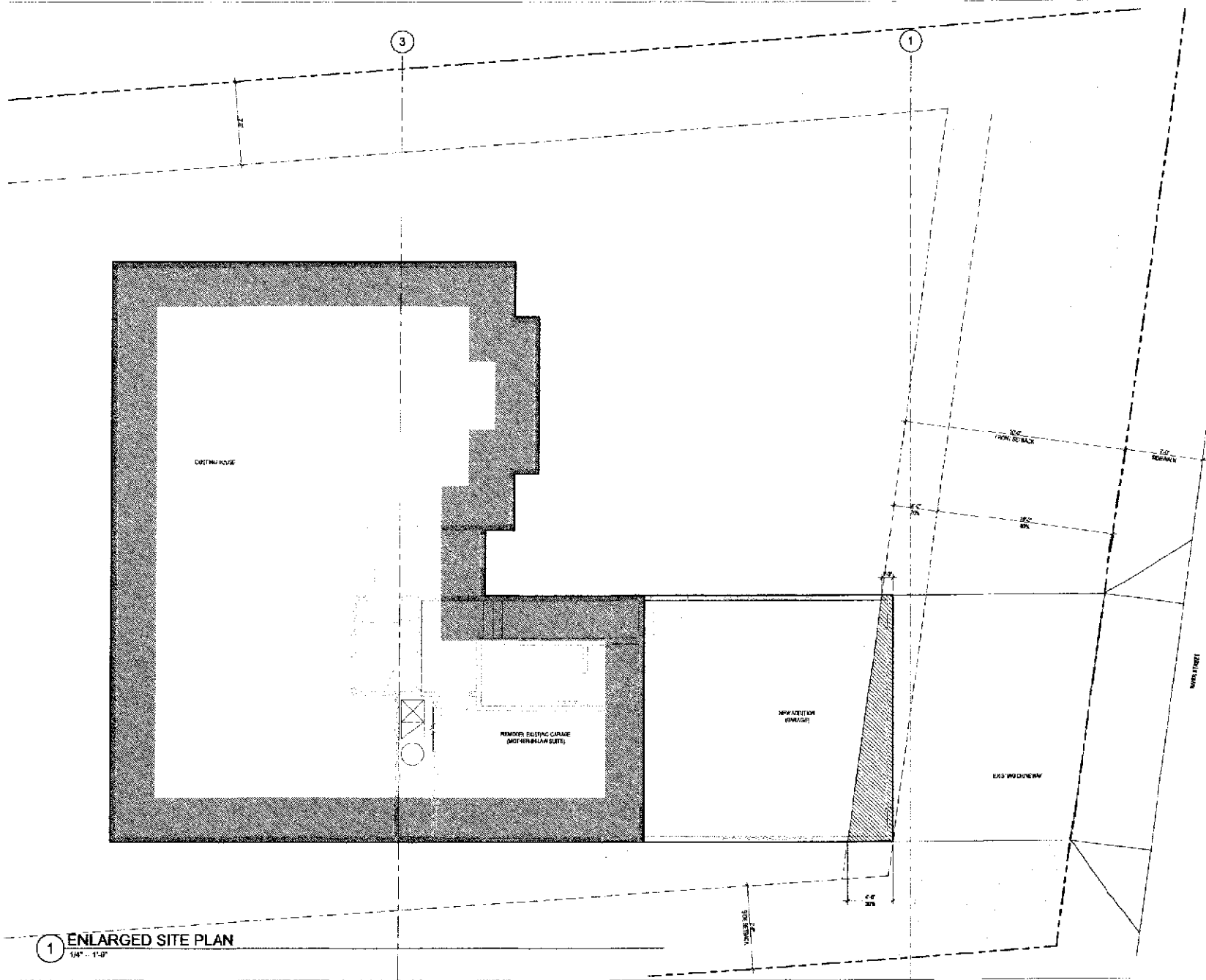
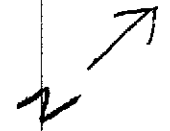
WEBBER ADDITION

DAVE & RICHARD WEBBER
ARCHITECTS
1001 10TH ST SW
SEASIDE, OR 97138

ENLARGED SITE PLAN
A052

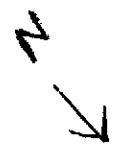
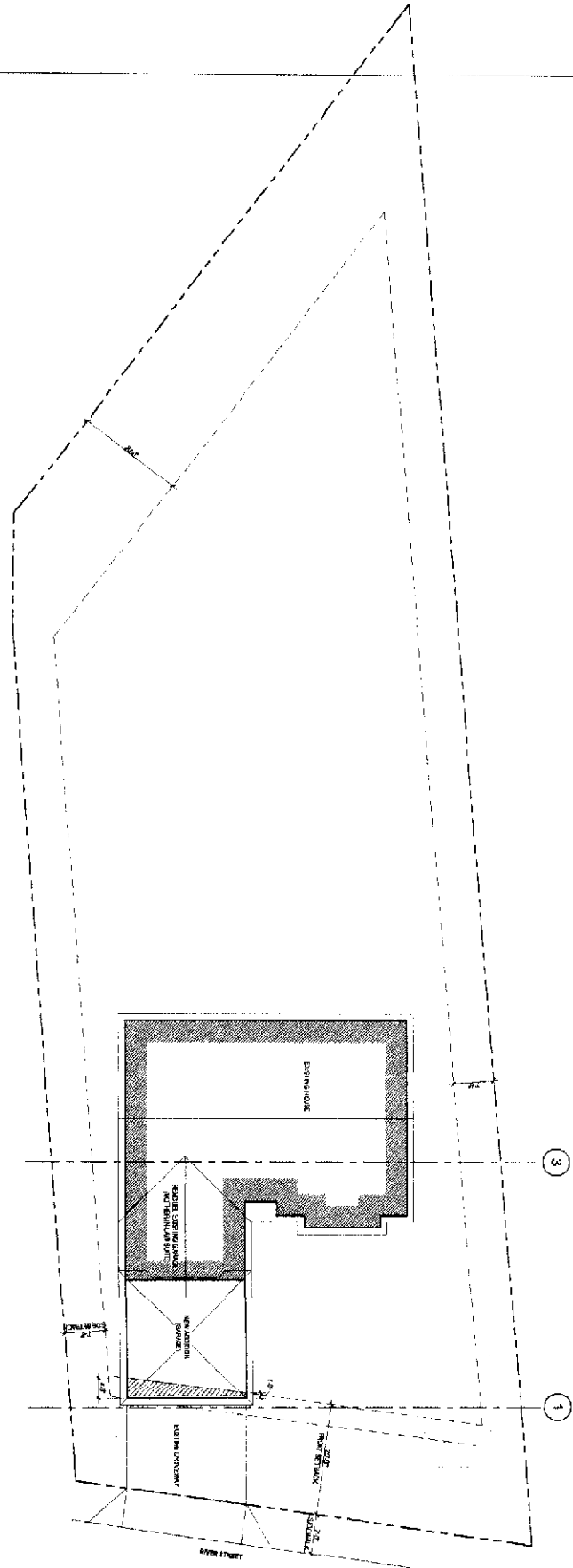
CHECKED BY: [Signature]
DATE: 26 FEB 2004
PROJECT NO. 2002

PRELIMINARY DESIGN



1 ENLARGED SITE PLAN
1/4" = 1'-0"

1 SITE PLAN
1" = 10' 0"



NOT FOR CONSTRUCTION

WEBBER ADDITION

MARC & PHOENIX WEBBER
6662 FIVE CORNERS
MERCER, CO 81062

SITE PLAN
A051

PRELIMINARY DESIGN

DATE: 01/15/2010
DRAWN BY: JAY
CHECKED BY: JAY
SCALE: AS SHOWN