

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



BINDING SITE PLAN & MASTER PLANNED RESORT APPLICATION

**In order to expedite the process, please read carefully and submit the required information and documents.
Please submit all required materials to the Pend Oreille County Community Development Department.**

General Information

- A pre-application meeting is required to be scheduled with the Community Development Director prior to the submittal of this application.
- A title report must accompany this application.
- Application Fees must be Paid
- Please contact the Tri-County Health District at (509) 447-3131 for their fees and requirements for sewer systems.
- Please contact the Washington State Department of Ecology's Eastern Regional Office at (509) 329-3400 for questions regarding water rights.
- For this proposal, structures and roads must be in compliance with County building, zoning, development codes, and applicable road standards.
- All taxes must be paid on the subject properties prior to final approval.
- Master Planned Resorts may not be placed on lands designated agricultural, timber, and/or mining.
- Master Planned Resorts are decided upon by the Hearing Examiner.
- "Minor changes" are subject to review by the Community Development Director.
- "Substantial changes" shall be treated as a new application for the purposes of vesting. These include:
 1. The creation of additional lots.
 2. Changes in access points.
 3. Changes that may lead to manmade or natural environmental impacts that were not addressed in the original proposal.

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Owner Contact Information

Property Owner(s): _____ Phone: _____

Mailing address: _____

City: _____ State: _____ Zip: _____

E-mail: _____

Agent/Applicant: _____

If an agent is acting on behalf of a property owner, please fill out and attach the Landowner Consent Form

Surveyor Information

Surveyor: _____ Phone: _____

Email: _____

Property Information

Is this a re-plat? YES NO

Parcel number of affected property: _____

Proposed plat name: _____

Property use: Residential Commercial Agricultural Timber Other

Please describe if 'Other' is checked: _____

What is the property currently zoned? _____

Physical address of property: _____

City: _____ State: _____ Zip: _____

Is the property currently taxed as open space? YES NO

Road Access

What road is adjacent to this property? _____

Does an approach already exist? YES NO

Proposed Water Supply

- Community system Drilled well
- Please check if you have a water right secured

Proposed Sewage Disposal

- Connection to existing community system On-site system for each lot

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Critical Areas**

If there are any critical areas on this property please describe them. (Shorelines, streams, water bodies, wetlands, flood plains, slopes over 40% grade)

Please provide a written description of the proposal.

I certify that the information, statements, attachments, and exhibits submitted in this application are true to the best of my knowledge.

Applicant's Signature

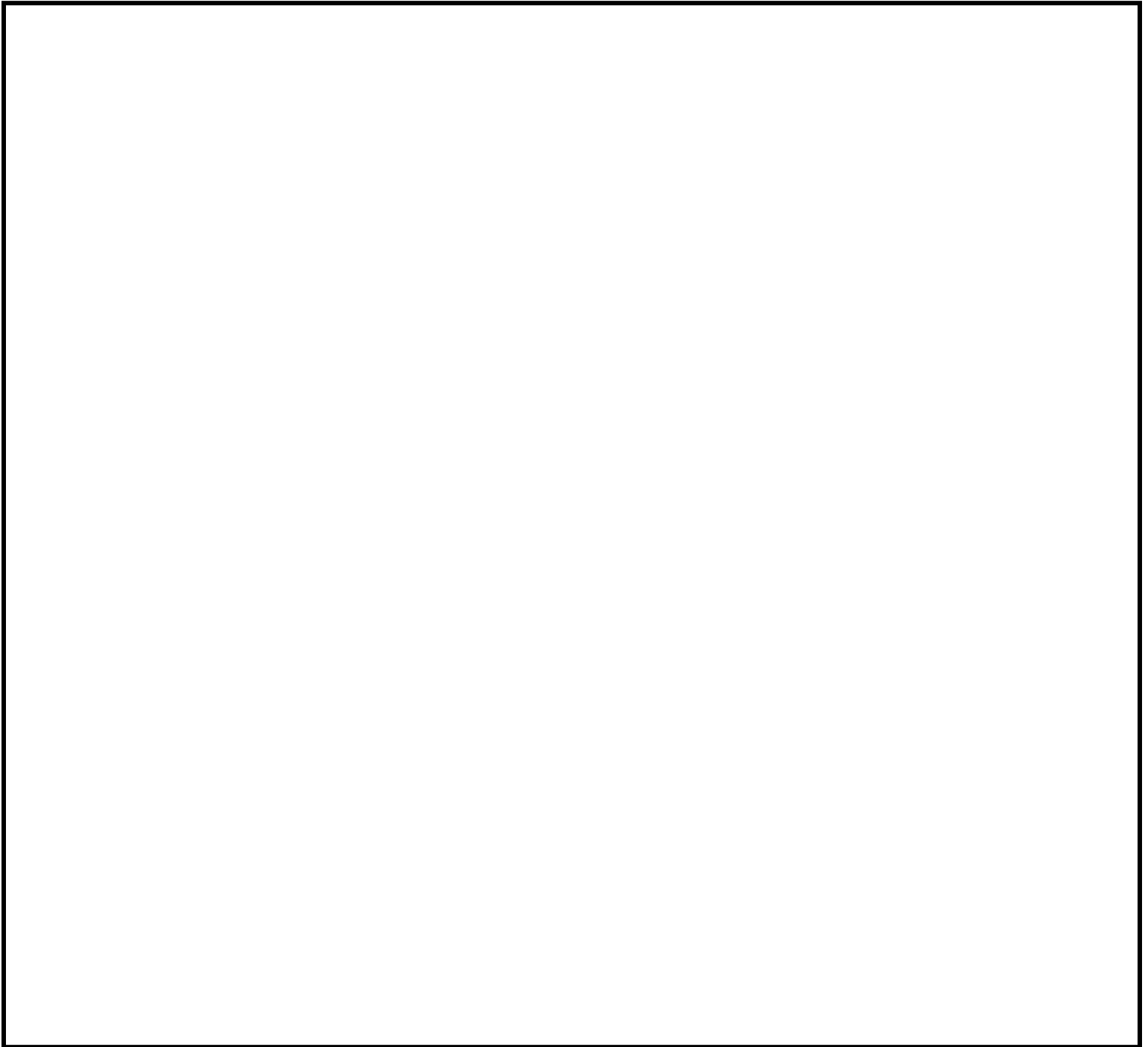
Date

Please include a site plan drawn to scale. You may use the space below or attach a separate document. The site plan should include...
- Septic systems & drain field
- Property lines & dimensions of parcel

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- Distances between structures and parcel lines
- Location of existing & proposed structures
- Locations of existing & proposed roads/driveways
- Distances between structures & waterbodies
- North arrow & scale



Please sign to confirm the site map above or any drawn site map attached with this application is accurate to the best of my knowledge.

Applicant Signature: _____ Date: _____