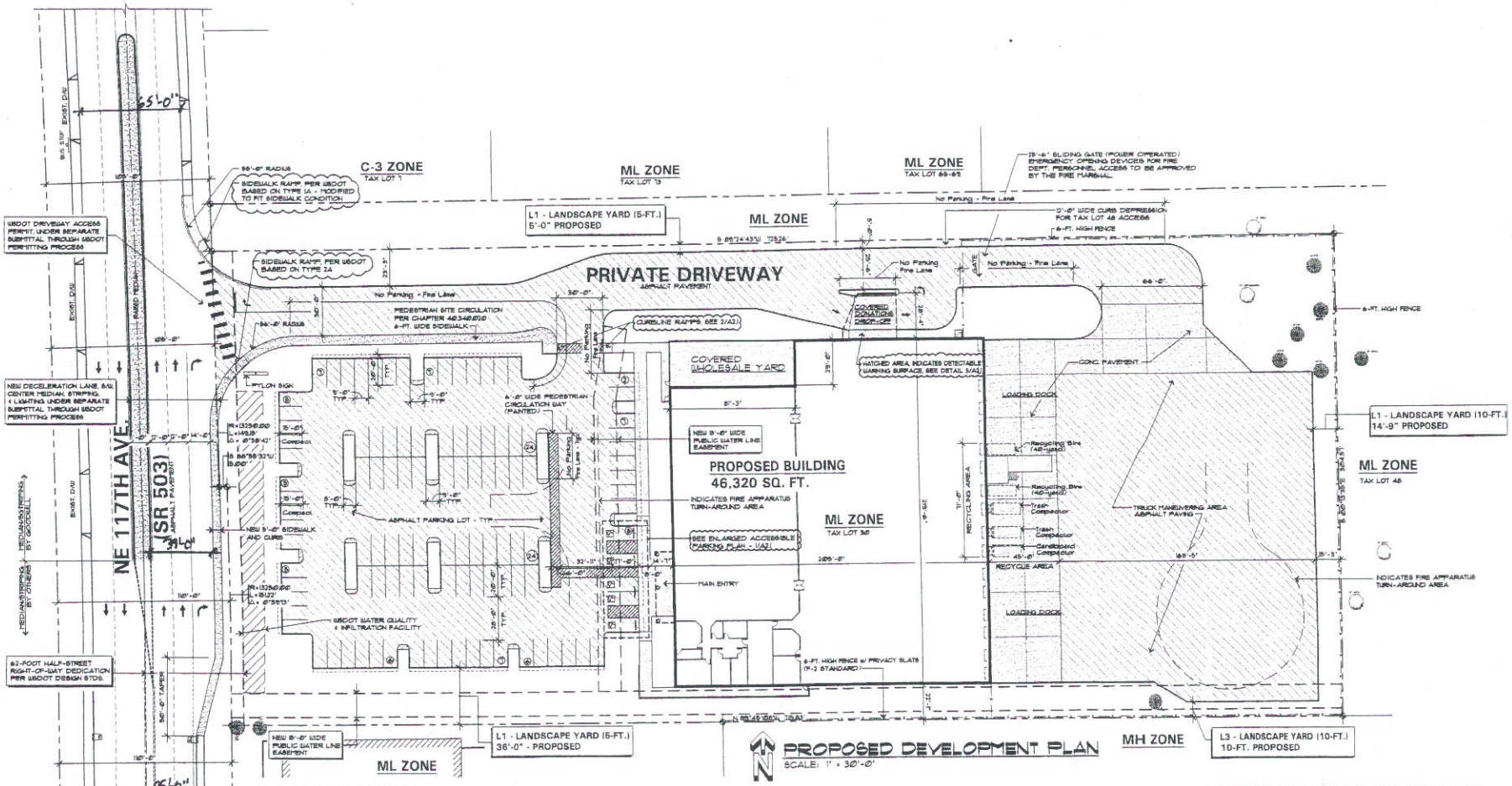


PROPOSED DEVELOPMENT PLAN

SCALE: 1" = 30'-0"

PROPERTY OWNER:

GOODWILL INDUSTRIES OF THE COLUMBIA WILLAMETTE
1943 SE 6TH AVENUE
PORTLAND, OREGON 97214
PH: 503.238.6190
FAX: 503.239.1705
CONTACT: PETER COLLINS

APPLICANT:

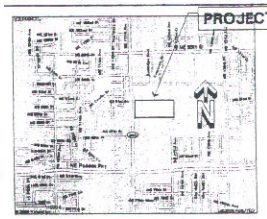
GOODWILL INDUSTRIES OF THE COLUMBIA WILLAMETTE
1943 SE 6TH AVENUE
PORTLAND, OREGON 97214
PH: 503.238.6190
FAX: 503.239.1705
CONTACT: PETER COLLINS

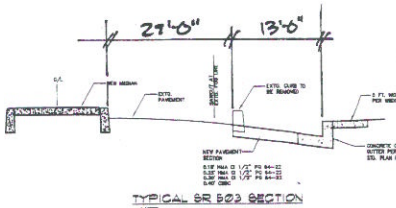
LAND USE PLANNING CONSULTANT:

CONTACT PERSON:

THE JD WHITE COMPANY, INC
1111 MAIN STREET, SUITE 300
VANCOUVER, WA. 98660
PH: 360.696.1338
FAX: 360.696.9317
CONTACT: DON HARDY

VICINITY MAP:





TYPICAL SR 503 SECTION
NTS

SITE DEVELOPMENT INFORMATION

SITE ADDRESS:	9021 NE 117TH AVE, CLARK COUNTY, WA.
SITE AREA:	217,800 SQ. FT (5.00 ACRES)
ZONED:	ML
USE:	WHOLESALE & STORAGE/WAREHOUSE
LANDSCAPE AREA REQ'D:	15% - 32,670 SQ. FT.
LANDSCAPE AREA PROPOSED	53,430 SQ. FT.
OFF-STREET PARKING REQ'D:	
(FLOOR AREA)	WHOLESALE: 1 PER 500 SQ. FT.
	17,719 SQ. FT. / 500 = 35 SPACES
(FLOOR AREA)	STORAGE/WAREHOUSE: 1 PER 1,000 SQ. FT.
	27,278 SQ. FT. / 1,000 = 27 SPACES
	MIN. SPACES REQUIRED: 62
OFF-STREET PARKING PROPOSED	160 SPACES

NOTES:

1) SEE SHEETS A3 & A4 FOR FLOOR PLAN AND ELEVATIONS FOR BUILDING DESIGN STANDARDS.

2) SEE CIVIL ENGINEERING DRAWINGS FOR TYPICAL CROSS-SECTION OF PRIVATE DRIVEWAY. TYPICAL CROSS-SECTION FOR NE 117TH AVENUE (SR503) WILL BE ADDRESSED AS PART OF THE WSDOT PERMITTING PROCESS. NO ROAD SEGMENTS IN PROPOSED DEVELOPMENT WILL EXCEED 15% GRADE AND WILL SATISFY ALL SIGHT DISTANCE REQUIREMENTS.

SITE PLAN REVIEW
July 1, 2006

DEFFENBAUGH & ASSOCIATES, PC
ARCHITECTURE & PLANNING
T 503.585.0272
F 503.585.3131
388 State St.
Capital Center
Suite 840
Salem, OR 97301

5982 REGISTERED ARCHITECT
PRELIMINARY
LONNY DEFFENBAUGH
STATE OF WASHINGTON
EXP. 3/01/2007

CG ENGINEERING

PROPOSED WHOLESALE/WAREHOUSE & OUTLET RECYCLING FACILITY FOR GOODWILL INDUSTRIES OF THE COLUMBIA WILLAMETTE
9021 NE 117TH AVE. CLARK COUNTY, WA.

DESIGN	RJR
DRAWN	RJR
JOB NO.	05139
DATE	

A2