

P.O. Box 9
Woodland, WA. 98674
www.ci.woodland.wa.us

100 Davidson Avenue
FAX: (360) 225-1201

Fire
(360) 225-7076

Police
(360) 225-6965

219 Davidson Avenue
FAX: (360) 225-7467

Public Works
(360) 225-7999

230 Davidson Avenue
FAX: (360) 225-7336

Building
(360) 225-7299

Clerk-Treasurer
(360) 225-8281

Planning
(360) 225-1048

Date: January 25, 2012

Re: Notice of Filing

Project Title: American Paper Converting Boundary Line Adjustment
Land Use Application No.: #211-922/BLA
Parcels: 502358501 and 508760100

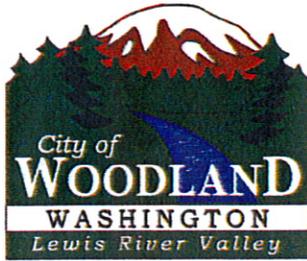
The enclosed NOF (Notice of Filing) is submitted for your review and comments. Comments can be submitted to the City Planning Department by **February 8, 2012.**

Please contact me at (360)-225-1048 if you have any questions regarding this matter.

Sincerely,

Carolyn Johnson
Community Development Planner
Planning Department

cc: Applicant
Subject Property Owners
Property Owners within 300 feet
Mayor
Department Heads
Cowlitz County Health Dept., 1952 9th Ave., Longview, WA 98632-4045
Right-of-Way Department, Cowlitz PUD, 961 12th Ave., Box 3007, Longview, WA 98632
Cowlitz County, Public Works Department, 1600 13th Ave. S., Kelso, WA 98626
Cowlitz County, Department of Building and Planning, 207 4th Ave. N., Kelso, WA 98626
Post Site
Counter Copy
The Reflector (Published 1-25-2012)



CITY OF WOODLAND, WA
NOTICE OF FILING FOR BOUNDARY LINE
ADJUSTMENT

Project Name: American Paper Converting
Boundary Line Adjustment (LU# 211-922)

| |
|--|
| Applicant: E/B Work LLC, Lydia Work |
| Site Locations: 320 Robinson Road and 1845 Howard Way |
| Parcel ID Numbers: 502358501 and 508760100 |
| Date Application Received: December 29, 2011 |
| Date of Notice of Complete Application: January 18, 2012 |
| Notice of Filing Issued: January 25, 2012 |

The applicant proposes to adjust one boundary line between the two lots described below:

Dickerson Property (Parcel No. 508760100): A 20.08 acre parcel of land owned by Calvin and Marilyn Dickerson, located at 320 Robinson Road in Woodland, Washington.

E/B Work LLC Property (Parcel No. 502358501): A 8.57 acre property owned by E/B Work LLC and known as Lot 2 of the Kelly Industrial Park Subdivision as filed in book 13 of Plats, Page 162.

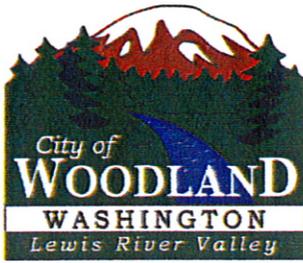
The proposed boundary line adjustment would impact the shared east boundary line and would result in the Dickerson property being reduced in area from 20.08 acres to 4.49 acres. The boundary line adjustment would result in the E/B Work LLC property increasing in area from 8.57 acres to 24.10 acres. The proposal will not result in the creation of any new lots.

The Woodland Municipal Code (WMC) Chapter 16.32 requires that Boundary Line Adjustments (BLA) of parcels in a recorded plat shall be reviewed and approved in accordance with the Short Subdivision standards. The E/B Work LLC parcel is Lot 2 of the Kelly Industrial Park Subdivision. The City of Woodland has made an initial determination that the project is consistent with applicable regulations.

The Woodland Municipal Code (WMC) Chapter 16.32 authorizes the City Public Works Director to review and approve, approve with conditions, or deny the application. The criteria used are outlined in WMC 16.32.110.

The City Planning Department must receive all public comments on this Notice of Filing (NOF) by **5:00 p.m., February 8, 2012**. Comments may be emailed, mailed, personally delivered, or faxed to:

Carolyn Johnson, Community Development Planner Phone: (360) 225-1048



City of Woodland
230 Davidson Avenue - P.O. Box 9
Woodland, WA 98674

Fax: (360) 225-7336
Email: johnsonc@ci.woodland.wa.us

Application and associated documents are available for review at the Planning Department Office,
Woodland City Hall Annex, 230 Davidson Avenue, Woodland, Washington.

PUBLISH DATE: January 25, 2012 - *The Reflector*

Exhibit:

- 1. Survey/Boundary Line Adjustment**

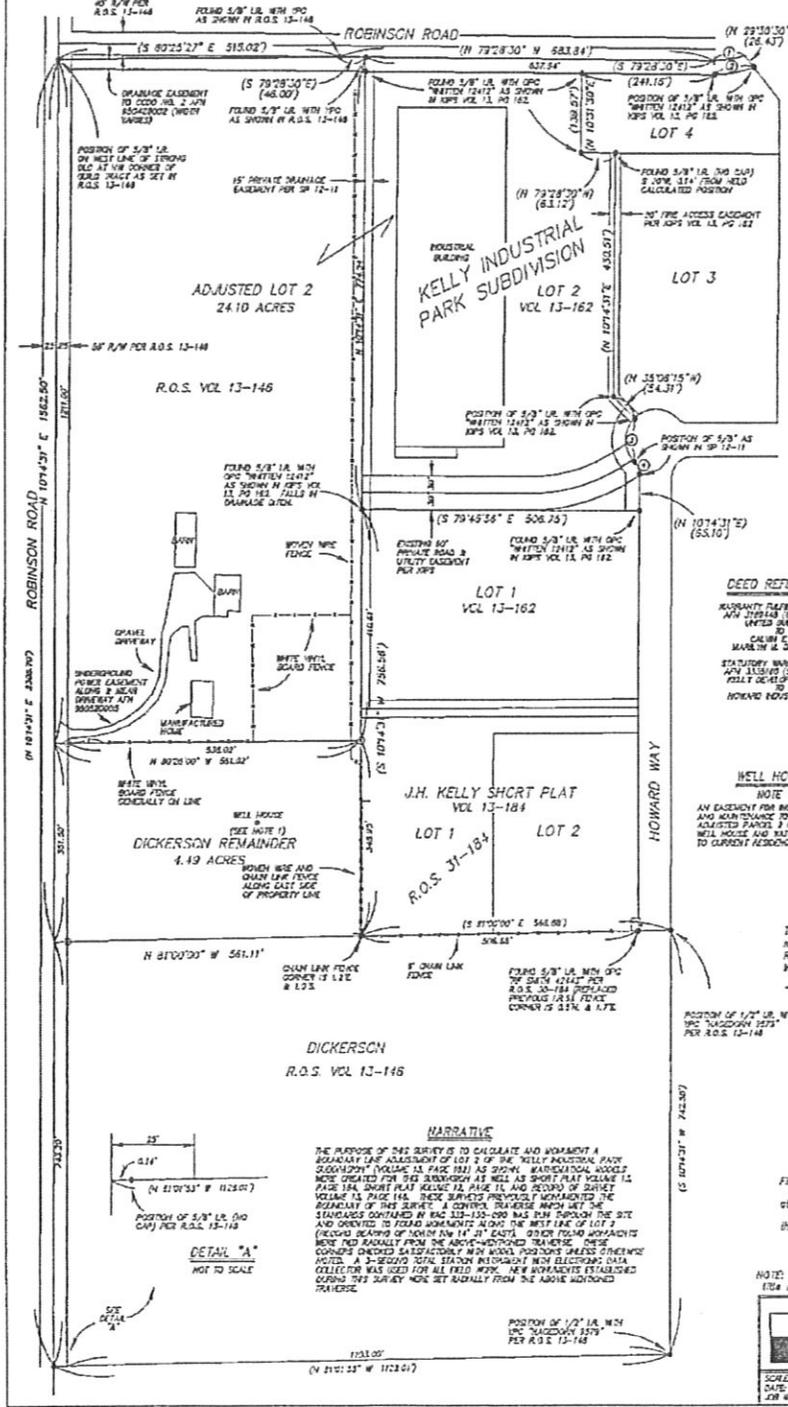
RECEIVED

Revised
JAN 12 2012

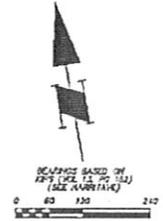
CITY OF WOODLAND
PLANNING DEPT

SURVEY/BOUNDARY LINE ADJUSTMENT

in the
SOLOMON STRONG DLC
in the NE 1/4 of
SECTION 14, T5N, R1W, W.M.
CITY OF WOODLAND,
COWLITZ COUNTY, WA.
also being a portion of
**LOT 2 of KELLY INDUSTRIAL
PARK SUBDIVISION**
VOL 13, PG 162



| COURSE | DATA | BEARING | LENGTH | CHORD BEARING | CHORD DIST |
|--------|---------|--------------|--------|---------------|------------|
| (1) | 1212.77 | S 89°25'27\" | 56.00 | S 89°25'27\" | 56.79 |
| (2) | 1024.14 | S 89°25'27\" | 56.00 | S 89°25'27\" | 56.79 |
| (3) | 1024.14 | S 89°25'27\" | 56.00 | S 89°25'27\" | 56.79 |



DEED REFERENCE
WARRANTY INSTRUMENT VCL 13-162 (12/08/2011) UNLESS NOTED OTHERWISE
UNLESS STATED OTHERWISE
CALUMI & MARKIN & SONS, INC.
STANDARD WARRANTY DEED FOR INDUSTRIAL PARK SUBDIVISION
KELLY DEVELOPMENT, LLC
HOWARD INDUSTRIES, LLC

- LEGEND**
- FOUND INSTRUMENT AS NOTED (12/08/2011) UNLESS NOTED OTHERWISE
 - SET 1/2" x 24" IRON REBAR WITH YELLOW PLASTIC CAP STAMPED "SOLOMON STRONG"
 - R.O.S. = RECORD OF SURVEY
 - () RECORD DATA FROM PREVIOUS SURVEY AND PLATS (FIELD)
 - APN = ALBERTSON'S FILE NUMBER
 - LR. = IRON PIPE
 - LR. = IRON ROD
 - ⊥ = CENTERLINE
 - R/W = RIGHT-OF-WAY
 - OPC = ORANGE PLASTIC CAP
 - YPC = YELLOW PLASTIC CAP
 - KIPS = KELLY INDUSTRIAL PARK SUBDIVISION
 - SP = SHORT PLAT
 - COO = DESIGNATED DRIVE IMPROVEMENT DISTRICT NO. 2 OF COWLITZ COUNTY

WELL HOUSE
NOTE 1
AN EASEMENT FOR ACCESS, EGRESS AND MAINTENANCE TO BE GRANTED TO ADJACENT PARCELS 3 OTHER DISTRICTS WELL HOUSE AND RAINFALL PLANNING TO CURRENT RESIDENCE.

SURVEYOR'S CERTIFICATE
This map correctly represents a survey made by me or under my direction in accordance with the requirements of the Survey Recording Act of the request of IM KELLY
in 2011
DAVID J. BECK 5/1/12
PROFESSIONAL LAND SURVEYOR CERTIFICATE NO.



AUDITOR'S CERTIFICATE
Filed for record this _____ day of _____, 20____
at _____ m. in Book _____ of surveys of Page _____ at
the request of Hagedorn, Inc.
(Signed) _____ (Deputy County Auditor)

NOTE: Hagedorn, Inc. makes no warranties as to matters of unutilized (such as over/undermined, estoppel, adverse possession, etc.)

HAGEDORN, INC.

Surveying and Engineering

1924 Broadway Vancouver, WA 98663
Ph: (360) 639-4428

| | | | |
|---------|---------|---------------|---------------|
| SCALE | DATE | DATE BY | DATE BY |
| 1"=100' | 1/11/12 | DAVID J. BECK | DAVID J. BECK |

NARRATIVE
THE PURPOSE OF THIS SURVEY IS TO CALCULATE AND ADJUST A BOUNDARY LINE ADJUSTMENT OF LOT 2 OF THE KELLY INDUSTRIAL PARK SUBDIVISION (VOLUME 13, PAGE 162) AS SHOWN. BOUNDARY LINE ADJUSTMENTS WERE MADE FOR THE BOUNDARIES AS WELL AS SHORT PLAT VOLUME 13, PAGE 184. THESE SURVEYS PREVIOUSLY MONITORED THE BOUNDARIES OF THIS SURVEY. A CONTROL TRAVERSE WITH ALL THE STATIONING CONTAINED IN THIS SURVEY WAS RUN THROUGH THE SITE AND ORIENTED TO FOUND POINTS ALONG THE WEST LINE OF LOT 2 (RECORD BEARING OF NORTH 14° 01' 00" EAST). OTHER FOUND POINTS WERE NOT RECALCULATED FROM THE ABOVE-MENTIONED TRAVERSE. THESE POINTS WERE CHECKED SEPARATELY FROM THE SURVEY. A 3-SECOND TOTAL STATION INSTRUMENT WITH ELECTRONIC DATA COLLECTOR WAS USED FOR ALL FIELD WORK. NEW INSTRUMENTS ESTABLISHED CORRECTIONS TO THE SURVEY WERE SET SEPARATELY FROM THE ABOVE-MENTIONED TRAVERSE.

