

## Building & Planning Department

P.O. Box 9, 230 Davidson Avenue  
Woodland, WA 98674  
[www.ci.woodland.wa.us](http://www.ci.woodland.wa.us)  
(360) 225-1048 / FAX # (360) 225-7336

### NOTICE OF APPLICATION & PUBLIC HEARING Issue Date: July 26, 2013

**Applicant:** Mark Fleischauer, Liberty Evans LLC  
**Property Owner:** Liberty Evans LLC  
**Parcel ID Number:** 507870101  
**Comprehensive Plan Map Designation:** Light Industrial  
**Zoning Map Designation:** Light Industrial (L-1)  
**Application Received:** July 1, 2013  
**Public Hearing:** 7:00 PM, August 15, 2013

#### I. DESCRIPTION OF PROPOSAL

The applicant proposes to amend the Comprehensive Plan Map to change a 3.4 acre portion of the 26.9 acre site from Light Industrial to Highway Commercial. Concurrent with this proposal is a request to rezone the same portion of the property from Light Industrial (L-1) to Highway Commercial (C-2).

No specific commercial use is proposed at this time. However, possible uses include highway commercial oriented uses such as a convenience store and gas station, restaurants, and/or other retail outlets.

#### II. LOCATION OF PROPOSAL

The subject property is a vacant, unaddressed property located on the east side of Schurman Way just south of Dike Access Road. The 3.4 acres proposed for rezone make up the northern portion of the parcel. The subject property is in the Southwest ¼ of Section 12, Township 5 North, Range 1 West, Willamette Meridian, Cowlitz County, Washington.

#### III. ENVIRONMENTAL REVIEW:

This proposal was previously reviewed in 2012. As such, there is an existing SEPA Determination of Non-Significance that was issued and remains valid for this proposal. No additional SEPA documentation, comment period, or review is required.

#### IV. EXISTING ENVIRONMENTAL DOCUMENTS

1. Traffic Analysis, June 2012
2. Economic Needs Analysis, May 2012
3. SEPA Environmental Checklist, June 2012
4. SEPA Threshold Determination of Non-Significance, September 2012
5. Wetland Delineation Report, July 2013

Application materials including the documents listed above can be reviewed at the Woodland City Hall Annex, 230 Davidson Avenue, Woodland, WA 98674 or can otherwise be obtained by contacting the City Planning Department.

Comment Period: Any person has the right to comment on the application, receive notice of and participate in the public hearing, and request a copy of the decision once made. Comments must be submitted by mail, fax, or email by **5 p.m. on August 9, 2013 to:**

**Responsible Official:** Amanda Smeller, Community Development Planner  
City of Woodland  
203 Davidson Avenue  
Woodland, WA 98674  
Email: [smellera@ci.woodland.wa.us](mailto:smellera@ci.woodland.wa.us)  
Phone: (360) 225-1048  
Fax: (360) 225-7336

**V. PUBLIC HEARING NOTICE**

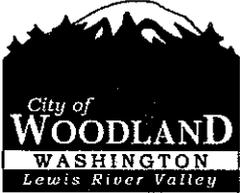
The Woodland Planning Commission will hold a public hearing on this matter at their August 15, 2013 meeting. The Planning Commission will accept testimony and make recommendations to the City Council based on the applicable review criteria. The public hearing will be held as follows:

**Date:** Thursday, August 15, 2013  
**Time:** 7:00 p.m.  
**Location:** Woodland City Council Chambers, 100 Davidson Ave, Woodland, WA

Date: July 26, 2013

Signature:  \_\_\_\_\_

Published in the Reflector: July 31, 2013



RECEIVED

LAND USE APPLICATION

JUL - 1 2013

CITY OF WOODLAND

Acct: 001 000 890 845

PLANNING DEPARTMENT

230 Davidson Avenue. Woodland, WA 98674  
Office 360-225-1048 Fax 360-225-7336

OFFICIAL USE ONLY

LAND USE # 213-921  
PERMIT TYPE 102/106  
DATE 7/1/13  
AMOUNT PAID 4500.00  
RECEIPT # 91265  
RECEIVED BY SK

- 81-00 Boundary Line Adjustment (\$400+\$75/lot)
- 81-00 Short Plat (\$800+\$75/lot)
- 81-00 Preliminary Plat (\$3,500+\$75/lot)
- 81-00 PURD (\$3,000)
- 81-00 Binding Site Plan (\$2,000+\$150/acre)
- 81-00 Final Plat (\$1,500+\$75/lot)
- 81-00 Plat Vacation (\$250+cost)
- 81-00 Plat Extension (\$300)
- 81-00 Administrative Conditional Use (\$700)
- 81-00 Conditional Use (\$2,500)
- 81-00 Administrative Temporary Use (\$100)
- 81-00 Similar Use Determination (\$500)
- 81-00 Minor Variance (\$400')
- 81-00 Major Variance (\$1,500')
- 81-00 Comp Plan/Text Amendment (\$2,000')
- 81-00 Zoning Map/Text Amendment (\$2,500')
- 81-00 Annexation (Notice of Intent) (\$250)
- 81-00 Annexation (Petition) (\$1,200/\$1,500)
- 81-00 Appeal (\$700 + HE cost)
- 83-00 Site Plan Review (\$110/1,000 sq. ft.)
- 89-00 Shoreline Substantial Dev (\$800 + HE')
- 89-00 Shoreline Cond. Use/Variance (\$600)
- 89-00 Shoreline Exemption (\$100)
- 89-00 SEPA (\$650)
- 89-00 Critical Area Permit (\$600')
- 89-00 Other \_\_\_\_\_
- 89-00 Report or Data Preparation (staff time plus cost recovery) \_\_\_\_\_

<sup>1</sup> = Cost Recovery if outside review is required.

BRIEF PROJECT DESCRIPTION

Rezone & CP Amendment of 3.41 Acres from I-1/Industrial to C-2/Commercial

Property Owner Name Liberty Evans LLC - Mark Fleischauer

Phone 360.759-3307 Mobile 360 901 3006

E-Mail Address

Applicant Name Same

Mailing Address 2311 East First Street Vancouver 98661

Phone Mobile E-Mail Address

Contact Name & Address (if other than applicant) Skip Volting

Phone 360 431 5117 Mobile

E-Mail Address skip@voltingplanning.com

Site Address Dike Access Rd & Schurman Way

Parcel Number Portion of 507370101

Comprehensive Plan/Zoning Designation Industrial I-1

Flood Zone Designation NA FIRM Map Panel # Map Date

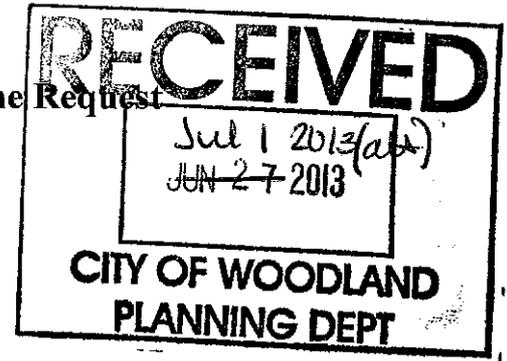
Critical Area or Shoreline within 200'  Yes  No

ROAD ACCESS

- Private
- County
- State
- City

Property Owners Signature Date 1 July 2013  
Applicant Signature Date

**Liberty Evans LLC**  
**Comprehensive Plan Amendment and Rezone Request**



**Applicant:** Liberty Evans LLC  
 Attn: Mark Fleischauer  
 2311 East First St.  
 Vancouver, WA 98661

**Proposal:** Application to amend the Woodland Comprehensive Plan for approximately 3.4 acres currently classified as Light Industrial to Commercial, and to rezone the property from I-1, Light Industrial to C-2, Highway Commercial.

**Location:** The subject property is located on the east side of Schurman Way just south of Dike Access Road and is the most northern portion of parcel number 507870101.

**Land Use:** The subject property is undeveloped, but has been pre-loaded with fill since the late 1990s. Neighboring land uses include light industrial, commercial, and undeveloped property. A discount super store opened in the last two years to the north. Woodland School District owns property across the Dike Access Road and is in process of designing a new high school for that property. The comprehensive plan designation, zoning and use of adjacent properties are summarized below.

	<b>Comprehensive plan designation</b>	<b>Zoning</b>	<b>Current use</b>
east	Industrial	I-1, Light Industrial	Railroad
west	Commercial,	C-2, Highway Commercial	Developing commercial
north	Industrial	I-1, Light Industrial	Right-of-way
northwest	Commercial	C-2, Highway Commercial	Retail
south	Industrial	I-1, Light Industrial	Undeveloped

**Woodland Municipal Code:**

WMC 17.84.110(A) states that proposed zone changes to the light industrial zone must adhere to certain procedures and include in the application certain factual material, including a site plan. Because there is no development proposed at this time and no site plan, the discussion below summarizes the required information ordinarily depicted on a site plan drawing. An aerial photograph of the subject property and vicinity from the Cowlitz GIS is attached, as is a legal description and drawing prepared by Gibbs and Olson.

**WMC 17.84.120** states that the applicant for a zone change shall prepare and submit to the city a site development plan...showing at a minimum:

1. **Identification of the proposed use:** no specific commercial use is proposed at this time; uses contemplated include high way commercial oriented uses, such as convenience store/gas station, restaurants, and other specialty retail outlets.
2. **Boundaries of the site:** see attached map photo
3. **Adjacent streets, properties and land uses:** The subject property is south of Dike Access Road and east of Schurman Way. Adjacent land uses are identified above.
4. **Site topography:** The site is flat. The fill was placed on the site in the late 1990s to preload it.
5. **Proposed points of entrance and exit:** No development plans have yet been prepared, ingress/egress would be limited to Schurman Way..
6. **Interior streets and circulation pattern, if any:** No development plans have yet been prepared.

#### **Woodland Comprehensive Plan:**

Below is a discussion of how the proposed map change complies with the amendment criteria of the comprehensive plan and applicable goals and policies.

1. *The proposal is consistent with the provisions of the Growth Management Act and will not result in comprehensive plan or regulation conflicts; and*

The subject property is within the city limits and poses no issue contradictory to the Growth Management Act.

In 2008, an analysis prepared by E.D. Hovee & Company LLC for the Chumbley rezone west of Schurman Way and south of Dike Access Road concluded that the Woodland Urban Growth Management Plan 2002 update and 2005 Comprehensive Plan indicated that there was an inadequate supply of commercial land and an oversupply of land designated for industrial use within the city and the urban growth boundary, supporting the argument for re-designating sites that are now developed or remain available for commercial use. Hovee further concluded that market demand and projections indicate the need for commercial land may be greater than what the comprehensive plan projects due to questions of suitability of the sites relative to size and environmental constraints. The attached update to that report which focused on this application and property drew similar conclusions—there remains a deficit of land available for commercial development over the span of the planning horizon. Because the Liberty

Evans property has no environmental constraints, re-designating it for commercial use would be consistent with the Act and comprehensive plan.

2. *The proposal will change the development or use potential of a site or area without creating significant adverse impacts on existing sensitive land uses, businesses or residents; and*

Amending the comprehensive plan map and rezoning the Liberty Evans property to allow commercial development serving the neighboring industries and future high school would complement the surrounding uses. The intent of the map amendment is to facilitate development that will meet the growing need for commercial services generally as well as meet the need more specifically created by the neighboring industrial development. The intersection of Dike Access Road and Schurman Way is developing as a commercial center to serve the developing industries to the south as well as the future high school and the region more generally with immediate access for traffic provided by Interstate 5 Exit 22. Approval of this application would complement that existing and emerging commercial development. Further, the city's development regulations will ensure that future commercial development of the site blends with all adjacent activities by requiring appropriate controls over access, screening, setbacks, stormwater management, etc.

3. *The proposed amendment can be accommodated by all applicable services and facilities; and*

The Liberty Evans property is located at the intersection of Schurman Way and Dike Access Road. The comprehensive plan identifies Schurman Way as a minor arterial with three travel lanes. Dike Access Road is also classified as a minor arterial with three lanes west of Schurman Way and three roundabout intersections at the two interstate on/off ramps and at Schurman Way. Transpo's analysis of the impacts to the transportation system by future commercial development of the subject property concludes the two roundabouts west of the freeway will operate at failing levels of service at the planning horizon. Transpo recommends a slip lane for northbound Schurman Way traffic destined for Interstate 5 southbound to bypass the two roundabouts which would remedy the traffic congestion and allow the two roundabouts to operate at acceptable levels of service. Please see the attached drawing.

Potable water and sanitary sewer facilities are discussed below under public facilities and services policy 6.

4. *The proposal will help implement the goals, objectives and policies of the Woodland Comprehensive Plan; and*

The comprehensive plan describes the highway commercial district as “mostly oriented to automobile access and convenience. It is intended to accommodate automobile oriented and land-consumptive commercial needs. A wide range of commercial uses and activities are encouraged.”

A variety of plan goals, objectives and policies are designed to foster the successful implementation of this land use designation. The discussion below demonstrates how the proposed comprehensive plan map amendment and rezone of the Liberty Evans property to highway commercial designations would be consistent with the policies and objectives and help fulfill the plan goals.

**Land Use Goal A** calls for the city to ensure that there is ample opportunity for economic benefit while protecting natural and cultural resources and minimizing threats posed by hazards, nuisances, incompatible land uses, and environmental degradation. This would be accomplished through 1) managing growth so that public facilities and services are delivered in a fiscally responsible manner; 2) achieving a stable and diversified economy with varied employment opportunities; 3) conserving neighborhoods to achieve balanced and organized land uses served by convenient and efficient transportation networks; and 4) preserving, conserving and enhancing the natural and built environment.

The Liberty Evans property is strategically located to broaden the opportunity for economic development and provide a range of employment opportunities without creating adverse impacts to the community. It is located in an area with ample utility infrastructure to accommodate additional commercial development designed to serve the needs of the growing industrial community west of the Burlington Northern Railroad as well as a broader regional market. With the school district planning a new high school on approximately 40 acres across the Dike Access Road, the demand for commercial development to serve the school and related activities will also increase. Because the Liberty Evans property is within a developed area with a changing character, designating it for commercial development will help to balance the neighborhood uses.

The proposal will help the city to fulfill this goal.

**Land Use Goal E** calls for ensuring separation of incompatible land uses to enhance security, stability of land uses and improvements, and the overall health, safety and welfare of the community. The proposed map amendment would be merely a small extension of the commercial designation and existing

and emerging commercial development adjacent to I-5 Exit 22. This expansion will serve only to complement that development, the future high school, and the on-going and future light industrial activities to the south along Schurman Way. The proposal meets this goal.

**Land Use Goal H** stresses the diversification of the local economy to ensure sustained growth and varied employment through a multi-faceted approach, among them making Woodland the commercial center of southern Cowlitz, and presumably, northern Clark counties, and taking advantage of the Interstate 5 visibility and access to establish the city as a traveler/tourist service center. This proposal is tailor-made to fulfill this goal. It is immediately visible from and accessible to the freeway and the recent street and intersection improvements will only serve to sustain that access. Adding this territory to the inventory of commercial land will help meet the market demand identified in the past and recent Hovee analyses and increase opportunities for a greater commercial presence and employment.

**Commercial Land Use/Central Business District Policy 6** calls for the utilization of existing commercial lands before other areas are reclassified for such use. This policy, however, includes the caveat that a market factor may be appropriate to ensure sufficient land and price stability. The current Hovee analysis, like the 2008 study, concludes that there is insufficient inventory of commercial land to meet the market demand over the course of the planning horizon. Thus, the addition of this proposed territory, which has no development or environmental constraints, to that inventory will facilitate land and price stability that the market factor recommended by this policy espouses.

**Industrial Land Use Policy 2** calls for the preservation of prime industrial site and reservation of suitable land for future industrial expansion prior to need. Again, the Hovee analysis concludes that the city has an over abundance--712 acres--of industrial land available, twice the 349 acres necessary to meet the market demand within the period of the current plan and beyond.

**Industrial Land Use Policy 4** directs heavy to moderate industrial activities to locate away from school properties, commercial and residential areas, but near railroads and major arterials. The current zoning is light industrial, but changing the map designation to allow commercial development on the subject property would increase the buffer between future industrial development and the future high school.

**Public Facilities and Services Policy 1** directs the city to encourage development of areas currently served with utilities prior to opening other areas for development. Re-designating the Liberty Evans property for

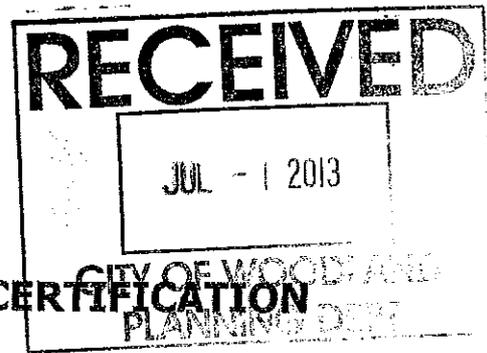
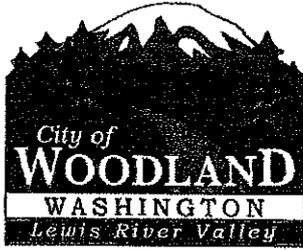
commercial development would be consistent with this policy. Both potable water and sanitary sewer facilities were installed adjacent to this site several years ago as an effort by the city and the property owners to stimulate economic development activities. Both utilities have the capacity to serve the subject and adjacent properties with commercial development.

At least three **Commercial Land Use/Central Business District Policies** would be met by the proposed map change. **Policy 3** calls for new commercial developments to provide sufficient amenities in their design and construction. These include lighting, signage, parking, appropriate provisions for handicapped individuals, and so on. Because the undeveloped property offers a “clean slate” and consists of approximately 3.4 acres, there is every opportunity to design future development to meet these policy standards. The proponent also contemplates working with the city to beatify the adjacent city owned right-of-way and enhance the view corridor from the freeway. **Policy 4** calls for neighborhood commercial uses to be clustered near arterial intersections. Although the proposal is requesting the highway commercial designation, future commercial development would also serve the growing industrial neighborhood and the future high school in the immediate vicinity. Because the plan identifies Schurman Way and Dike Access Road as arterials, the proposed map amendment for the subject property meets this policy.

**Policy 6** directs the city to provide for the commercial utilization of properties currently designated for such use before reclassifying other areas for commercial activities. While the policy has general applicability in a theoretical sense, in the specific setting it is counterproductive to meeting the commercial land inventory deficit discussed above, the changing needs of the growing industrial community in the vicinity of the subject property, and the anticipated increase in demand for commercial activities and services to be generated by the future high school. As the neighboring industrial area continues to develop, so will the demand for commercial activities to support the industrial employees and business activities. Commercial land uses at this location would also likely have a broader appeal. Approval of the proposed change would lead to a well balanced combination of commercial and industrial uses leading to an improved local economy.

5. *If the proposal could have substantial impacts beyond the city limits, it has been sent as appropriate to Clark and/or Cowlitz counties for review and comment.*

This criterion does not apply.



**OWNERSHIP CERTIFICATION**

I, Mark Fleischauer, hereby certify that I am the property owner or representative of the corporation owning the property described in the attached application and I have familiarized myself with the rules and regulations of the City of Woodland with respect to filing this application for comprehensive plan amendment and rezone and that the statements, answers, and information submitted are in all respects true and correct to the best of my knowledge.

Street Address: 2311 East First Street

City, State, Zip: Vancouver WA 98661

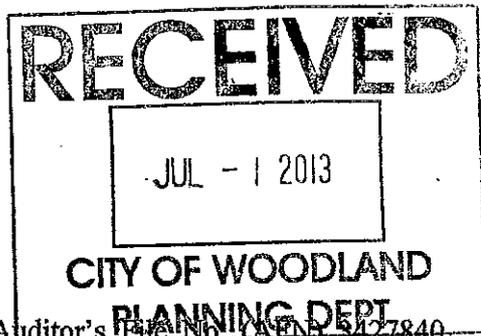
Email: mfleisch@jhkelly.com

Phone: (360)759.3307

Signature(s):

Mark Fleischauer  
Liberty Evans LLC

For: Liberty Evans LLC  
(corporation or company name, if applicable)



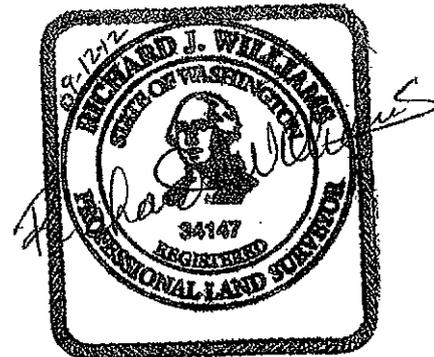
Description of Tract for Rezone  
June 2012

A portion of that certain tract of land described under Auditor's File No. (AFN) 3427840, records of Cowlitz County, located in the Southwest Quarter (SW 1/4) of Section 12, Township 5 North, Range 1 West, Willamette Meridian, Cowlitz County, Washington, described as follows:

Beginning at a point on the Easterly right-of-way line of Schurman Way, 35 feet measured perpendicular to the centerline of said Schurman Way, opposite centerline Station 2+29.47, as shown on that certain Exhibit Drawing, as recorded under AFN 3421279, records of Cowlitz County, said Beginning Point bears South 05°01'10" East 134.13 feet from a 2-inch brass cap marking the centerline intersection of Dike Access Road and said Schurman Way; thence North 32°36'57" East a distance of 52.23 feet to the Northerly line of that certain survey recorded in Volume 16 of Surveys, page 166, records of Cowlitz County; thence South 70°06'06" East along said Northerly line a distance of 396.43 feet; thence along a curve to the left, concave to the North, through a central angle of 04°40'12", having a radius of 537.50 feet, an arc distance of 43.81 feet to a 5/8-inch rebar with a red plastic survey cap, marked "Gibbs & Olson, OR 1890 WA 21711; thence South 17°26'14" East a distance of 130.66 feet to a 5/8-inch rebar with a red plastic survey cap, marked "Gibbs & Olson OR 1890 WA 21711; thence South 89°49'46" East a distance of 112.04 feet to a 5/8-inch rebar with a red plastic survey cap, marked "Gibbs & Olson OR 1890 WA 21711; thence South 00°00'02" East a distance of 165.06 feet to a 5/8-inch rebar with a red plastic survey cap, marked "Gibbs & Olson OR 1890 WA 21711; thence North 76°32'53" West a distance of 282.76 feet to a 5/8-inch rebar with a red plastic survey cap, marked "Gibbs & Olson OR 1890 WA 21711" at the interior corner along the East side of said survey; thence North 73°01'40" West a distance of 374.23 feet to said Easterly right-of-way of said Schurman Way, said point bears South 70°03'06" East 71.05 feet from the Southeast corner of Lot 1, City of Woodland Short Subdivision No. 209-931, recorded in Volume 16 of Short Plats, page 95; thence North 10°06'25" East along said Easterly right-of-way, a distance of 222.63 feet to the Point of Beginning.

Subject to reservations, restrictions and easements of record.

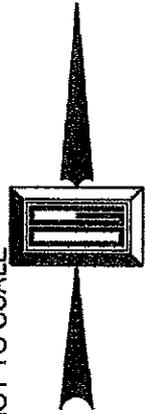
Containing 3.413 acres



DIKE ACCESS ROAD

2" Brass Cap

NOT TO SCALE



S05° 01' 10"E  
134.13'

Sta. 2+29.47

Δ 04°40'12"  
L 43.81'  
R 537.50'

S70° 06' 06"E  
396.43'

N32° 36' 57"E  
52.23'

S70° 03' 06"E  
71.05'

N10° 06' 25"E  
222.63'

S17° 26' 14"E  
130.31'

112.04'

S89° 49' 46"E

374.23'  
N73° 01' 40"W

S00° 00' 02"E  
165.06'

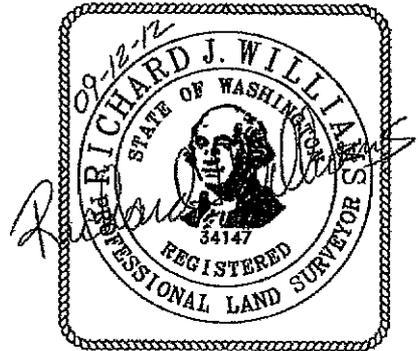
SE Corner of Lot 1 City of Woodland  
Short Subdivision No. 289.931  
Volume 16 of Short Subdivisions, Page 95

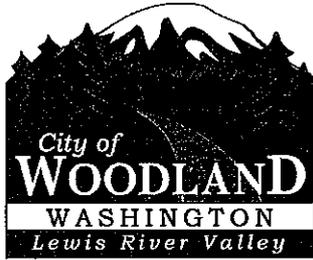
SCHURMAN WAY  
S08° 49' 49"W

A PORTION OF AUDITOR'S FILE NO. 382.880  
SOUTH WEST QUARTER, SECTION 12  
TOWNSHIP 5 NORTH, RANGE 1 WEST

Volume 16 of Surveys, Page 166

S01° 11' 00"E





## DETERMINATION OF NON-SIGNIFICANCE (DNS)

Date of Issuance: September 12, 2012  
Lead Agency: City of Woodland, WA  
Project Title: Liberty Evans LLC Comprehensive Plan  
Map Amendment and Rezone  
Land Use Application No.: 212-914/CPMC/ZMC/SEPA

Applicant: Mark Fleischauer, Liberty Evans LLC
Property Owner: Liberty Evans LLC
Parcel ID Number: 507870101
Comprehensive Plan Map Designation: Light Industrial
Zoning Map Designation: Light Industrial (I-1)
Date Application Received: June 14, 2012
Date Notice of Complete Application Issued: July 9, 2012
Notice of Application: July 9, 2012
<b>Comment Period Ends: September 26, 2012</b>

### I. DESCRIPTION OF PROPOSAL

The applicant proposes to amend the Comprehensive Plan Map to change the designation of a portion of the subject property from Light Industrial to Highway Commercial. Concurrent with this proposal is a request to rezone the same portion of the property from Light Industrial (I-1) to Highway Commercial (C-2). The applicant is proposing to rezone the north most 3.4 acres of the 26.9 acre site.

No specific commercial use is proposed at this time. However, possible uses include highway commercial oriented uses such as a convenience store and gas station, restaurants, and/or other retail outlets.

### II. LOCATION OF PROPOSED DEVELOPMENT

The subject property is a vacant unaddressed property located on the east side of Schurman Way just south of Dike Access Road. The 3.4 acres proposed to be rezoned make up the northern portion of the parcel. The subject site is in the southwest  $\frac{1}{4}$  of Section 12, Township 5 North, Range 1 West, Willamette Meridian, Cowlitz County, Washington.

### III. LEAD AGENCY:

The lead agency for this proposal has determined that it does not have a probable significant adverse impact on the environment. An environmental impact statement (EIS) is not required

under RCW 43.21c.030(2)(c). This decision was made after review of a completed environmental checklist and other information on file with the lead agency. This information is available to the public on request by contacting the responsible official.

This DNS is issued under WAC 197-11-340; the lead agency will not act on this proposal for 14 days from the date below. Comment must be submitted by 5 PM September 26, 2012.

**Responsible official:**

City of Woodland  
Building and Planning Department  
c/o Carolyn Johnson  
230 Davidson Ave., PO Box 9  
Woodland, WA 98674

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

Date: September 12, 2012

Signature: \_\_\_\_\_



Any person may appeal this threshold determination in accordance with WMC 15.04.225 and then by filing such appeal in writing with the Clerk-Treasurer for the City of Woodland, WA, for service to the SEPA responsible official within fourteen (14) calendar days of the SEPA determination being final or by October 10, 2012 (WAC 197-11-680(3)(vii)).

**Appeals must be submitted no later than 5:00 P.M. on October 10, 2012.**

Published in *The Reflector*: September 12, 2012

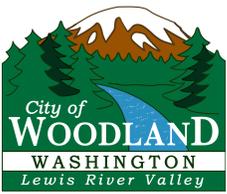
Exhibits:

1. Vicinity Map
2. SEPA Distribution List
3. SEPA Checklist

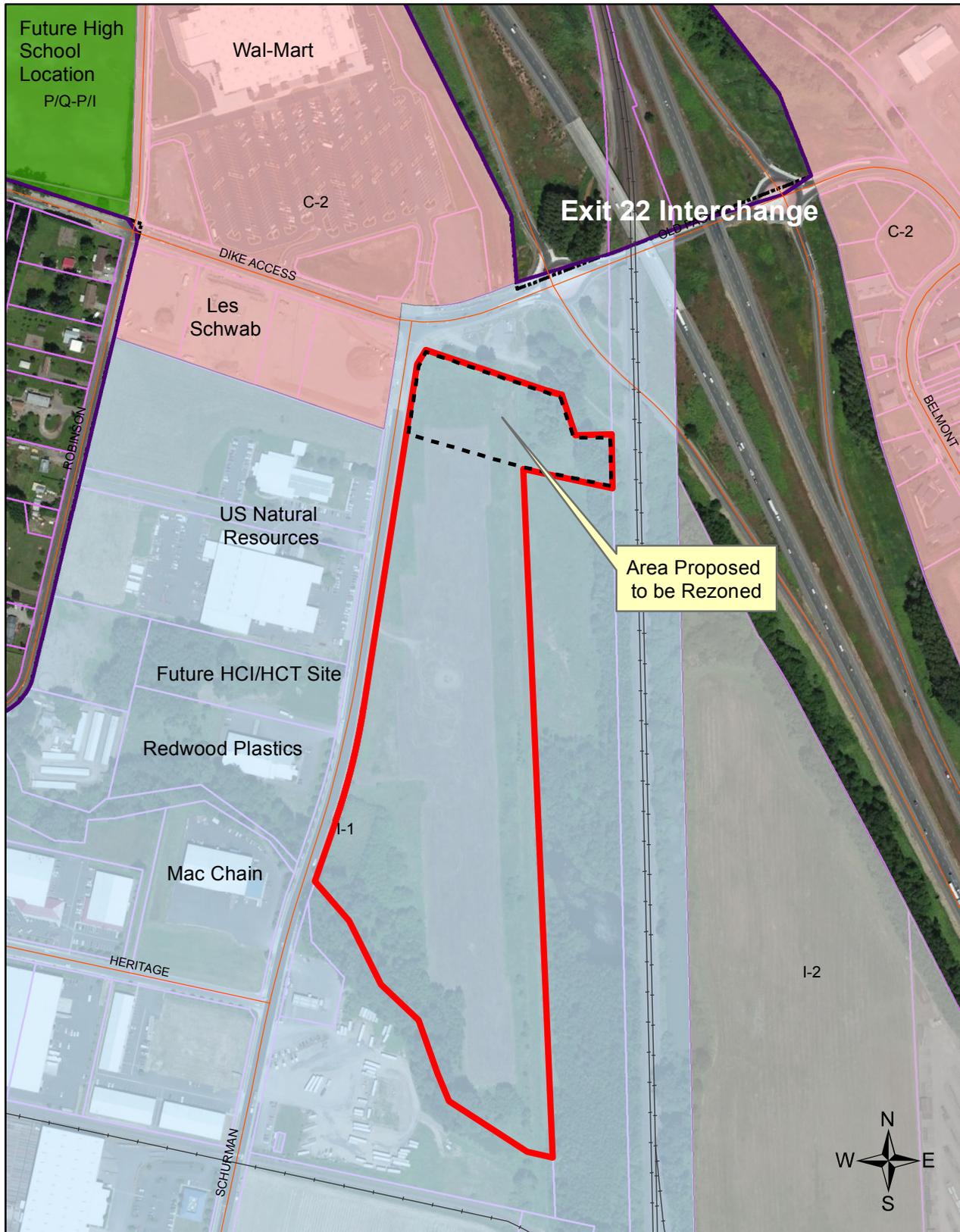
cc:

Mark Fleischauer, Liberty Evans LLC  
Skip Urling  
Property owners within 300 feet  
Those who commented on NOA (Darlene  
Johnson, Dave Lester, Judy Grant, Olympic  
Pipeline, Port of Woodland, WSDOT)

Planning Commission  
Department Heads  
Mayor  
City Council  
Post Site (2)  
City Website  
*The Reflector*, September 12, 2012 Edition



# Liberty Evans Comprehensive Plan Map Amendment and Rezone Proposal



Disclaimer: The City of Woodland, WA, assumes no legal liability or responsibility for accuracy and completeness of this map. This map is to be used as a reference tool only. It is not a survey and the property and lines are not to be construed as being accurate.

