

COLUMBIA RIVER GORGE COMMISSION NOTICE OF DEVELOPMENT REVIEW

This notice serves as an opportunity to comment on the application described below.

- Proposal:** The Columbia River Gorge Commission received an application to place two permanent storage containers, measuring 45 by 8 feet and 9 feet in height, and 20 by 8 feet and 9 feet in height. The total new development proposed is 520 square feet.
- Applicant:** Dennis Costello
- Property Owners:** Same
- Location:** The subject parcel is located at 11 Sunset Drive, Lyle, WA, in Section 28, Township 3 North, Range 12 East (Klickitat County Parcel Number 03122853000400).
- Case File:** C17-0008
- Zoning:** The subject parcel is located in the General Management Area and designated Residential. The parcel is 5 acres in size.
- Notice Date:** May 19, 2017
- Public Comment Deadline:** June 9, 2017

The application and supporting documents are available for review Monday through Thursday from 8:00 a.m. to 5:00 p.m. at the Commission's office located in White Salmon, Washington at 57 NE Wauna Avenue. Additional information is also available on the Commission's website at www.gorgecommission.org under *For Public Comment*.

Comments may be mailed to the Commission's office at P.O. Box 730, White Salmon, WA 98672 or submitted by email to info@gorgecommission.org. All comments received are a matter of public record.

This application will be reviewed for consistency with the applicable portions of the Land Use Ordinance adopted by the Columbia River Gorge Commission (Commission Rule 350-81). The application is also subject to review for consistency with the Columbia River Gorge National Scenic Area Act (P.L. 99-663) and Management Plan. Consistency with the National Scenic Area Act does not imply nor ensure compliance with all other applicable local, state, and federal laws.

If you have any questions, please contact Jason Hildreth at (509) 493-3323 extension 223 or by email at jason.hildreth@gorgecommission.org.

Land Use Application

Applicant(s): Dennis Costello

Property Owner(s): Dennis Costello

Mailing Address: 11 Sunset Dr.
Lyle, WA. 98635

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Lyle, wa. 98635

Phone: 541 490-3031

Phone: 541 490-3031

Email:

Email:

Location of property:

Township: 3N

Range: 12E

Parcel address: 11 Sunset Dr

Section & Qtr. Section: 28 + 33

County: Klickitat

Tax Lot No(s): 03-12-2853-0004/00

Parcel Size (acres): 5

Existing use of parcel: Rural Residential / PASTURE

Use of adjacent parcels: Residential - Small Ag - Winery / Vineyard

Project description: This should include all proposed activities and details on size, height, exterior colors, and construction materials of proposed structures. Any areas of ground disturbance and landscaping details should also be described. It is important to describe all aspects of your project so that you may gain approval for all of the development activities you plan to do.

Place 2 containers: 45' long x 8' wide x 9' tall + 20' long x 8' wide x 9' tall
To be used as storage of personal possessions.

Proposed Storage Space 360 sqft + 160 sqft = 520 sqft.



Disclaimer: The Columbia River Gorge National Scenic Area Columbia River Gorge Commission data, information, and maps are provided "as is" without warranty or any representation of accuracy, timeliness or completeness. This information is intended for general planning purposes and is not intended for site specific planning or analysis. Original data was compiled from various sources and that all information should be verified with those sources. Spatial information may not meet National Map Accuracy Standards. The requestor acknowledges and accepts all limitations, including the fact that the data, information, and maps are dynamic and in a constant state of maintenance, correction and update.



Created by: AK
 Date: NOV 6, 2009

Columbia River Gorge Commission
 GMA
 RIC: 2



1 inch = 200 feet

Key Viewing Areas:

Key viewing areas are important public viewpoints and areas that afford opportunities to view the Gorge scenery. Key viewing areas are listed below.

Please check those sites which can be seen from your property:

- Historic Columbia River Highway
- Old Highway 8 (County Road 1230)
- Highway I-84
- Washington State Route 142
- Washington State Route 14
- Washington State Route 141
- Panorama Point Park
- Columbia River
- Rowena Plateau and Nature Conservancy Viewpoint
- Cook-Underwood Road

If your project would be visible from one or more key viewing areas, then you must submit elevation drawings and landscaping details.

Elevation drawings must show the sides of proposed buildings which would be visible from key viewing areas, including:

- the appearance of proposed buildings over 400 square feet in size*
- surrounding final grades*

Landscape details must show how your project will be screened from key viewing areas, including:

- location of plants used*
- number of plants*
- size of plants*
- type of plants*
- irrigation provisions or other measures to ensure the survival of landscaping planted for screening purposes*
- location of existing and proposed topographical features which would screen your project.*

Adjacent property owners (continued):

Township, Range, Section,
Tax Lot Number

Name, Address, and E-mail (if possible)

03-12-2853-000300 Steve Johnston 30 McCowiga Dr. Lyle
03-12-3353-000800

03-12-3351-000100 John + Rosemary Hoyt P.O. Box 224, Lyle, Wa.
6 Sunset Dr., Lyle, Wa.

3-12-3353-000900 Peter Davidson 36 McCowiga Lyle, Wa

03-12-2853-000400 David Scott + Jamie Liggett 169 Old Hwy 8
Lyle, Wa 98635

3-12-3300-000100 Karen Lee Harville 1918 Woodland Rd.
Thomasow, Ga, 30286.

3-12-~~2852~~ 2852-000300 JOAN WATMET 175 Old Hwy 8
P.O. Box 696 White Salmon

3-12-2800-001300 Luke Bradford 151 Old Hwy 8
Lyle, Wa 98635

Township 3N Range 12E Section 28+33

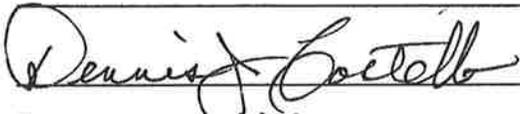
Application checklist: The following is required to complete your application:

- Application form completed and signed
- Site plan
- Key viewing areas checklist, elevation drawings, and landscape details, if required
- Names and addresses of adjacent property owners, if required
- Any additional information as required

Signature of the property owner(s) indicates that the property owner(s) is/are aware that an application is being made on the subject property. **Signature of the property owner(s) also authorizes the Gorge Commission or the Commission's designee(s) reasonable access to the site in order to evaluate the application.**

Applicant(s) signature:

date

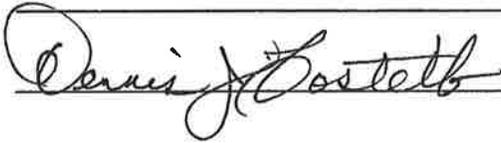


date

3-8-17

Property owner(s) signature:

date



date

3-8-17

N

Grid = 12.5' x 12.5'
1" = 100'

HWY 1230

Overhead power

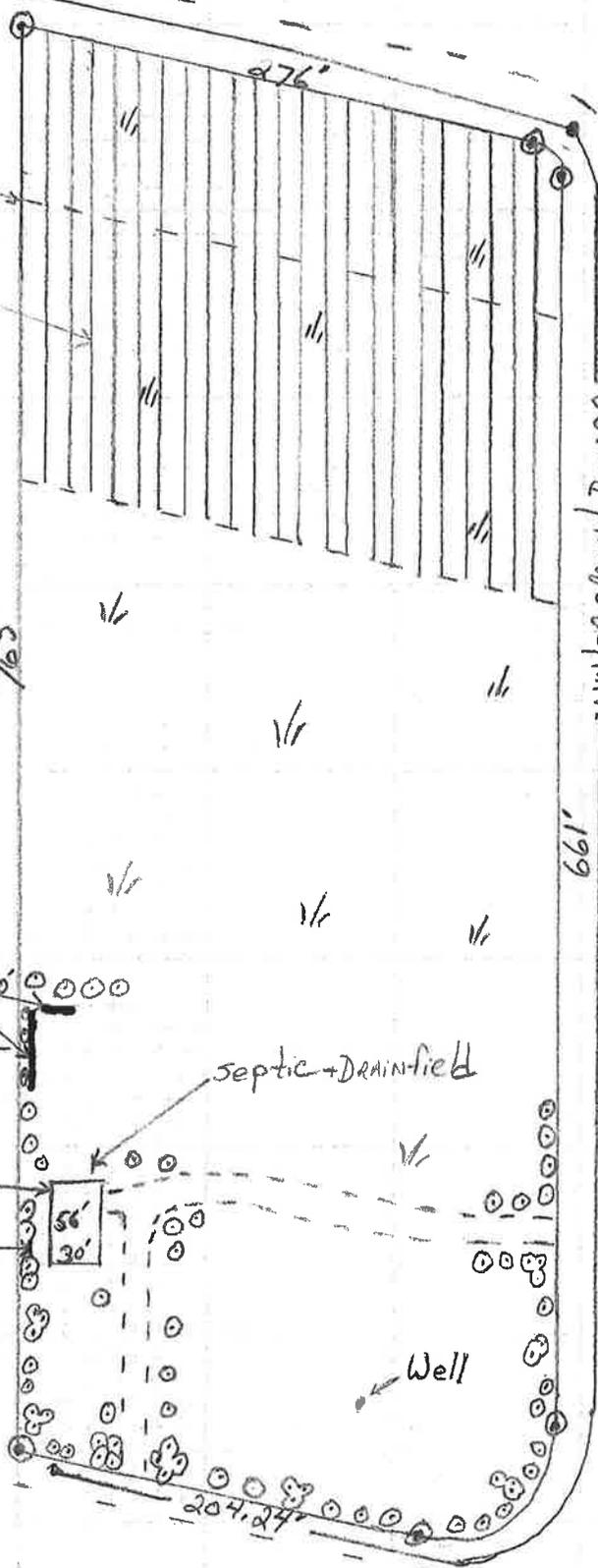
HWY 8

Dennis Costello
11 SUNSET DR.
Lyle, Wa. 98635

Parcel #
03122853000400

Sunset Dr.

Underground Power



- = Trees + Shrubs
- | TREES | SHRUBS |
|---------|-------------|
| SPRUCE | Willow |
| PINES | Mock Orange |
| ASPENS | Bamboo |
| FIR | Maple |
| ASH | Dogwood |
| CEDAR | Lilac |
| MAPLE | Currant |
| JUNIPER | Wild Rose |
| OAK | |
| LOCUST | |
| SEQUOIA | |

Proposed Containers
5' from prop line

House 30' x 56'

SAUNA, 6' x 10'

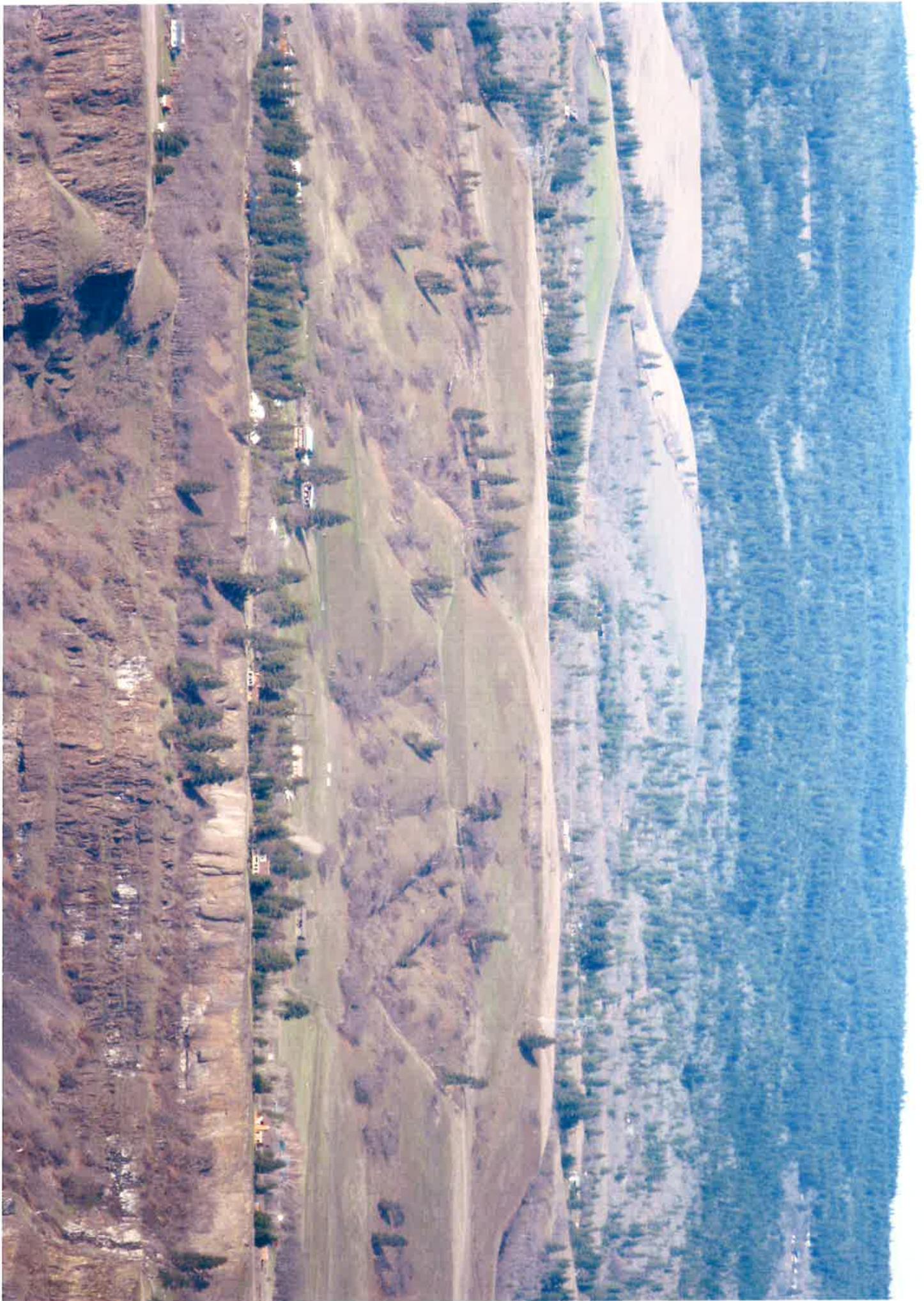
septic + drain field

Well

McConiga Dr.

7

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OVER →



