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ISLAND COUNTY PLANNING AND COMMUNITY DEVELOPMENT

**APPLICATION FOR
CRITICAL AREAS ALTERATION**

Application packages must be submitted in person to Island County Planning & Community Development. Submit the **original plus 3 copies** of the complete and collated application packages.

You will use this form if you are proposing to alter a critical area and/or its buffer. Before filling out this form you should make sure that your project is not either (a) exempt, (b) a permitted use, or (c) eligible for a critical areas reasonable use determination.

TYPE III DECISION – A Critical Areas Alteration is a Type III Decision. All Type III Decisions require that a Pre-Application Conference be held no more than 6 months prior to submittal of this application. Island County staff will review the proposal and issue a recommendation to the Island County Hearing Examiner. The Hearing Examiner will conduct a public hearing and issue a formal decision. It also means that prior to submitting this application you must first have conducted a Community Meeting. With this application you must submit a tape copy of the recorded meeting, the meeting notes and affidavit that demonstrates the meeting was properly noticed in the newspaper and by sign on the property. Please provide Community Meeting date: _____

1. List the existing uses and structures that are currently located on the parcel (e.g. vacant, single family residence, etc.): _____

2. Describe the proposed activity and its purpose. Include such details as dimensions and footprints, how much of the critical area is impacted, how much of the critical area buffer is impacted: _____

3. Explain why the proposed critical area or buffer alteration is needed. List all potential alternatives for avoiding impact of the critical area and state why the alternative is not feasible? Is there any other portion of the property where the facilities could be located? _____

4. Will this project involve any grading? If so, please provide the following information:
a. provide the quantity of grading: _____ cubic yards b. the quantity of filling: _____ cubic yards
c. maximum height of cut and/or fill: _____ feet d. the type of fill: _____

note: the total amount of grading includes all material relocated on site, plus any material imported to, or exported from the site.

5. How will the impacts to the critical areas be mitigated (e.g. enhancement of 1 acre of existing wetland by removing non-native plants and replacement with native species): _____

6. Alterations to a wetland, deep water habitat, fish and wildlife habitat conservation area or their buffers require a showing that the public benefit of the proposal clearly outweighs the public loss, and that there is no reasonable alternative. Describe how this proposal meets those standards: _____

7. All sites have stormwater runoff from things such as gutters, driveways, roads, cleared areas or new impervious surfaces. Describe how it will be managed. Please be specific (e.g. runoff from gutters and parking areas will be infiltrated by a drywell located near the SE corner of the house, or runoff from the driveway will be captured in a catch basin and routed in a tightline over the bluff to the beach. "No runoff" is not acceptable: _____

6. If cut or fill material will be exported from the site, provide the amount in cubic yards, the address of the accepting site, the parcel number of the accepting site and the location of where the material will be disposed: _____

7. Have any other permits been submitted for this site (e.g. building permits, clearing and grading, septic, retaining walls, bulkheads, etc.)? Please list and provide the permit number: _____

8. Total area of critical area to be disturbed: _____ sq. ft. Total area of buffer to be disturbed _____ sq. ft.
Total area of mitigation proposed: _____ sq. ft. Type of mitigation: _____

	<p>distances between drainfield and reserve area to property lines. Indicate if hooked up to sewer.</p> <p>j. Drainage. Location and description of all existing and proposed drainage features and systems, including natural drainage ways, culverts and ditches. Show the direction of water flow.</p> <p>k. Grading Plans. Show existing and proposed finished grade contours for any cut or fill 2 feet or greater in height in plan view and cross sections. Indicate quantities of fill or excavation in cubic yards. For any material exported from the site, state quantity and where materials will be disposed. For any materials imported to the site, indicate quantity, source and type of materials.</p> <p>l. Existing and proposed vegetation. Please be specific about the type, e.g. shrubs, grasses, types of trees, etc.</p> <p>m. Clearing limits. Show all areas where trees, brush and vegetation currently exist and will be cut or removed.</p> <p>n. Erosion and sedimentation control plans. Show all areas where soil will be exposed along with measures to limit erosion and transport of silt and sediment.</p> <p>o. Indicate location of water lines, well, and pollution control radius. Note: A pollution control radius around an off-site well may impact your project if it overlaps onto your parcel.</p> <p>p. Road distances to nearest fire hydrant, if applicant has right to use fire hydrant.</p> <p>3. Separate Existing Conditions map for large or complex projects. Show topography with contour intervals of no greater than 5' and all natural features.</p> <p>4. A Biological Site Assessment meeting all requirements of ICC 17.02.110.C.2.</p> <p>5. A wetland delineation, wetland report, or both, as applicable.</p> <p>6. Environmental Checklist, if required.</p> <p>7. Reports, studies or other information required.</p> <p>8. Provide copies of any approvals or permits granted by other agencies, such as the Washington State Department of Fish and Wildlife, Army Corps of Engineers, Washington State Department of Natural Resources, Department of Ecology, etc.</p>	
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