



# CITY OF COLLEGE PLACE

Community Development Department  
 625 South College Avenue  
 College Place, WA 99324  
 509-394-8524

Re: July 2017 – Community Development Report

## Permit Summary

Permit Type:	Total Qty.	Total Valuation	Total Fees	Jul. Qty.	Jul. Valuation	Jul. Fees
Annexation	1		\$250.00			
Boundary Line Adjustmen	2		\$200.00			
Building Permit	24	\$165,115.36	\$5,281.11	5	\$7,869.38	\$445.96
Commercial	13	\$8,722,274.89	\$70,606.15	1	\$577,292.99	\$6,249.39
Demolition Permit	1	\$5,000.00	\$121.31			
Engineering Fees	6		\$21,270.00			
Final Plat	1		\$350.00			
Fire Deparment	1		\$400.00			
Grading Permit	4	\$772,938.90	\$6,908.87	1	\$81,198.90	\$911.26
Impact Fee, Transportatio	1		\$31,220.98			
Mechanical Permit	63		\$4,502.48	15		\$1,296.08
Plumbing Permit	31		\$3,117.45	8		\$1,021.65
Pool Permit	2	\$85,000.00	\$1,749.00	1	\$30,000.00	\$518.36
Right Of Way Permit	24		\$3,135.00	4		\$600.00
Roofing Permit	21	\$72,406.00	\$2,013.36	6	\$15,100.00	\$518.13
SEPA Checklist	1		\$250.00			
Sewer Permit	21		\$106,029.68	6		\$21,180.00
Sign Permit	3	\$23,338.00	\$686.95			
Single Family Residence	16	\$3,943,943.14	\$51,260.49	6	\$1,475,886.06	\$19,196.00
Site Plan Application	3		\$2,700.00			
Water Permit	24		\$187,200.08	6		\$26,967.24
<b>2017 thru July</b>	<b>263</b>	<b>\$13,790,016.29</b>	<b>\$499,252.91</b>	<b>59</b>	<b>\$2,187,347.33</b>	<b>\$78,904.07</b>
2016 thru July	342	\$10,701,691.54	\$472,347.73	33	\$851,281.14	\$40,576.39
2015 thru July	359	\$8,663,636.77	\$342,161.12	58	\$1,503,769.07	\$46,234.85

## Commercial

- WWU Bookstore & Clinic Tennant Improvement, project cost estimated at \$818,562. Applied March 3, 2017. Permits issued April 4, 2017. Interior work underway.
- Bowers Hall – Walla Walla University is renovating Bowers Hall, total project cost estimated a \$2.9 million. Application was received on January 19, 2017. Project under construction.
- Whitman Crossing – 1017 NE C Street. Site Plan Application submitted on June 28, 2016 to construct 21,720SF of commercial retail/office space. No activity.
- SonBridge – Assembly hall expansion and renovation. Construction underway.
- Hamby Apartment Complex – 1410 S College Ave, Buildings L & M construction underway (16 DU). Nearing Completion.
- Central WA Comprehensive Mental Health Residential Treatment Facility (RTF) – 1250 SE Commercial Drive. Final Decision issued on April 8, 2016. Building and Engineering Submittals were received in May 2017. Grading and Building permits issued on June 28<sup>th</sup>.
- Elsom Roofing – New building on adjacent vacant lot – 645 NE Spitzenburg St. Site Plan, building and engineering submitted on September 13, 2016. No activity.
- Kirk Building – 56 N College Ave – Permits issued April 24, 2017. Construction underway.

- Iglesia SDA Church Expansion – 225 SE Larch. Site plan, building and civil engineering plans were received on February 10, 2017. Public Notice issued on March 27, 2017, comment period closes April 10<sup>th</sup>. Building plans resubmitted on April 14, 2017 and were determined to be incomplete that same day, applicant was notified of deficiencies. Civil plans were approved in May 2017. Resubmittal of building plans has not occurred.
- Conner's Flooring and Design – 650 NE Rose St. Site plan, building and civil engineering plans were received on February 27, 2017. Plans under review. Building plans did not include structural plans, plans for the steel structure portion, mechanical, plumbing, energy code and lighting plan. Council granted access to Rose Street on April 11, 2017. Boundary Line Adjustment received April 21, 2017 and approved. Building and civil plans were resubmitted in May 2017. Grading and Building Permit issued on July 5, 2017.

**Comprehensive Plan Update – Deadline June 30, 2018** – Kickoff meeting set for August 29, 2017 – Joint meeting between the Planning Commission and City Council

**Sign Code** – Planning Commission held two workshops on March 21<sup>st</sup> and April 18<sup>th</sup> 2017, advertised and held a public hearing on May 16<sup>th</sup> 2017 and recommended Council adopt the proposed sign code. Council considered the proposed code on June 27<sup>th</sup> and remanded the proposal back to planning commission and directed that no changes would be considered by the council for 90 day. The Planning Commission has held made additional changes and conducted an additional workshops on July 18<sup>th</sup> and plans to conduct an additional workshop on August 15<sup>th</sup> and also have a booth at the College Place Farmers Market.

**Planned Unit Development (PUD) Code** – Council approved Ordinance No. 17-026 on July 25, 2017.

**Planning Commission (PC)** – Planning Commission conducted its 3<sup>rd</sup> workshop on the draft sign code and also made additional changes to the draft.

**Historic Preservation Commission (HPC)** – The HPC conducted its first meeting on July 20<sup>th</sup> – establishing officers and bylaws.

**Hearing Examiner** – Hearing Examiner – Sharron Rice resigned on April 27, 2017. Staff is searching for her replacement and is working with Walla Walla County towards using their Hearing Examiner through an inter-local agreement.

### **Subdivisions**

- Villages of Garrison Creek PUD Phase IX – 39 lots. Recorded. SFR Construction underway.
- Gevallia Final Plat – 20 lots. Recorded. SFR Construction underway.
- Homestead Village PUD
  - Phase 2A – Phase built out.
  - Phase 2B – 18 lots. SFR Construction underway.
  - Phase 2C – 17 lots. SFR Construction underway.
  - Phase 3 – 122 lot preliminary plat was approved July 27, 2015 by the Hearing Examiner.
    - Phase 3A – 3 Lot Final Plat approved May 9, 2016 – Resolution No. 881
    - Phase 3B – 28 Lot Final Plat approved April 11, 2017 – Resolution No. 17-011 and recoded May 31, 2017
    - Phase 3C – 19 Lots, civil plans submitted on June 20, 2017
- Vories Short Plat – 3 lot subdivision at 1455 SE Valle View Terrace. Residential Use. Conditioned Approval issued on January 19, 2017.

### **Annexation**

- Christensen McKiernan – approximately 200 acre annexation west of CP High School – Council, on July 11<sup>th</sup> modified the annexation to include right-of-way and set the hearing date for August 8<sup>th</sup>.

## Other

- Home Occupation Violation – Juan Segovia Plumbing – 50 NW B St.
- Demolition permit issued to Country Estates to deconstruct the red barn.
- Kiwanis Park Renovation – Council awarded the contract to Moreno & Nelson in April 2017.
- Lions Park – Pond Restoration
- City Hall and College Ave/Rose St Landscaping Plans
- Reports – Building Permit Activity to HBA
- Permit data entry
- Property Records Scanning – Paper address files are being scanned as time allows
- Right-of-Way Permits
- Website transition
- Wellness Committee
- Weekly Development Review Meetings
- Building Department Assistance
- Planning walk-in traffic
- Zoning inquiries
- Development inquires
- Council meetings
- Public Information Requests
- Business Registration
- Event Banner Program
- Staff meetings
- Blue Mountain Regional Trails – Ridges, Towns, and Rivers Plan. NPS supported plan development for a regional trail system.