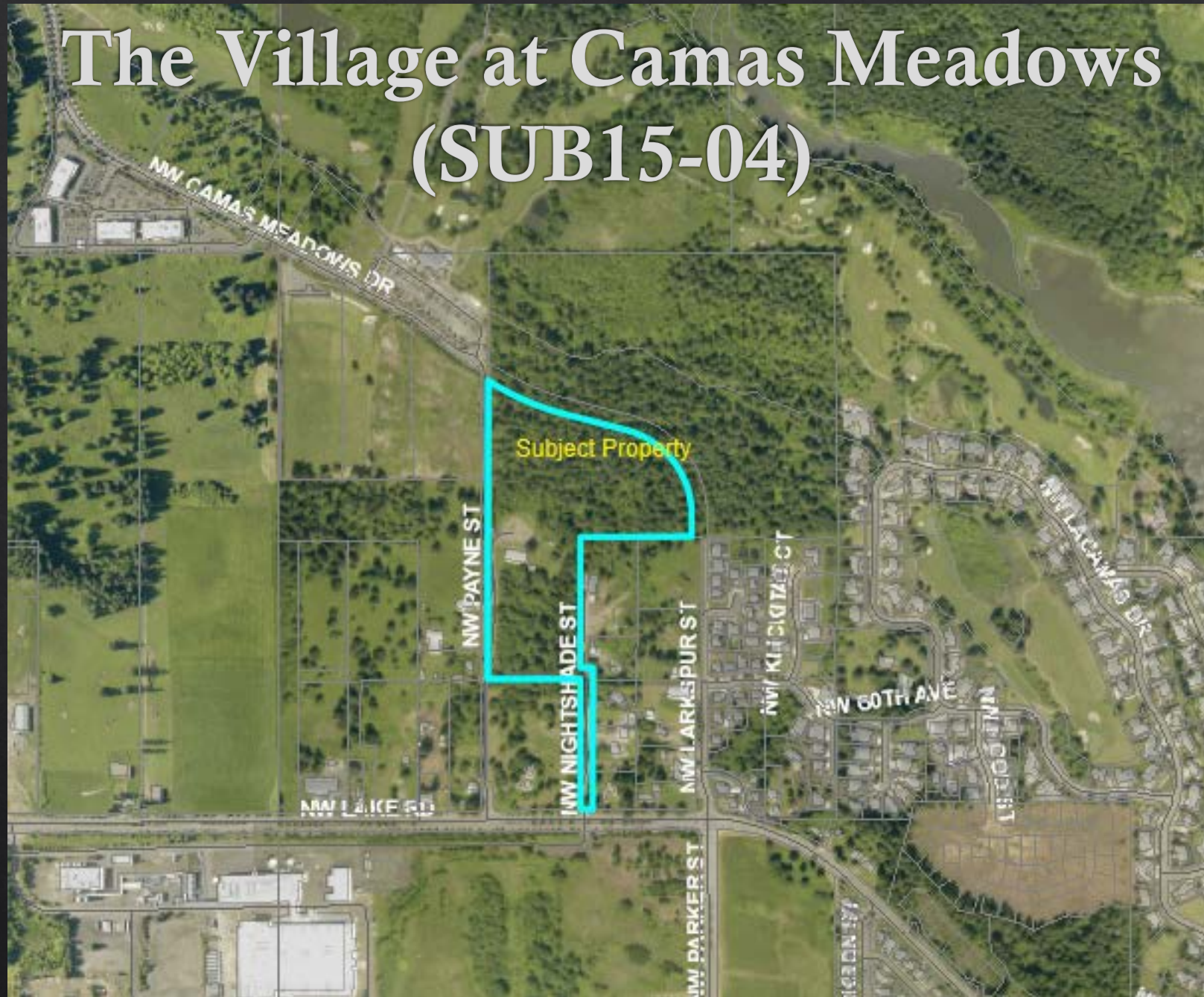


EXHIBIT 41
SUB15-04

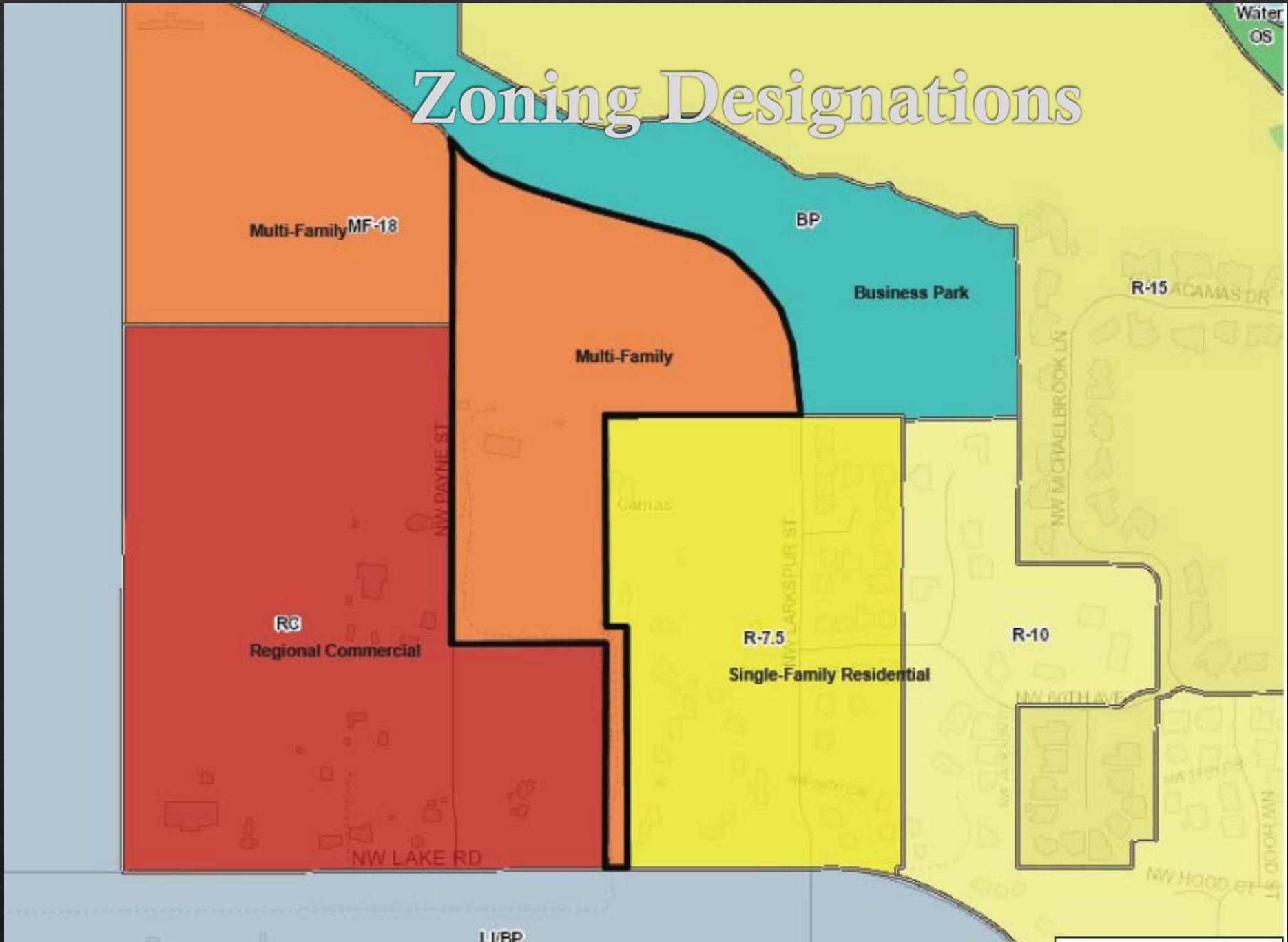
The Village at Camas Meadows (SUB15-04)

Public Hearing July 7, 2016
Lauren Hollenbeck, Senior Planner

The Village at Camas Meadows (SUB15-04)



Zoning Designations



APPLICANT/ CONTACT:

HARB ENGINEERING, INC.
CONTACT PERSON: GUS HARB, PE
701 COLUMBIA ST., SUITE 111
VANCOUVER, WA 98660
PHONE: (360) 695-4520
EMAIL: gus@harbengineering.com

OWNER:

CHLOE INVESTMENT, LLC
701 COLUMBIA ST., SUITE 111
VANCOUVER, WA 98660

SURVEYOR:

MINSTER & GLAESEK SURVEYING, LLC
CONTACT PERSON: DAVE DENNY, PLS
2200 E. EVERGREEN BLVD
VANCOUVER, WA 98661
PHONE: 360-694-3313

GEOTECHNICAL ENGINEER:

COLUMBIA WEST ENGINEERING, INC.
CONTACT PERSON: DANIEL LEHTO, PE, GE
11917 NE 95TH ST.
VANCOUVER, WA 98682
PHONE: 360-625-2900

ARBORIST:

AKS ENGINEERING AND FORESTRY VANCOUVER, LLC
CONTACT PERSON: BRYCE HANSON, PE, LSIT, IDENTIFIED ARBORIST
8500 NE 126TH AVE, STE 2820
VANCOUVER, WA 98682
PHONE: 360-882-0419

PARCEL INFORMATION:

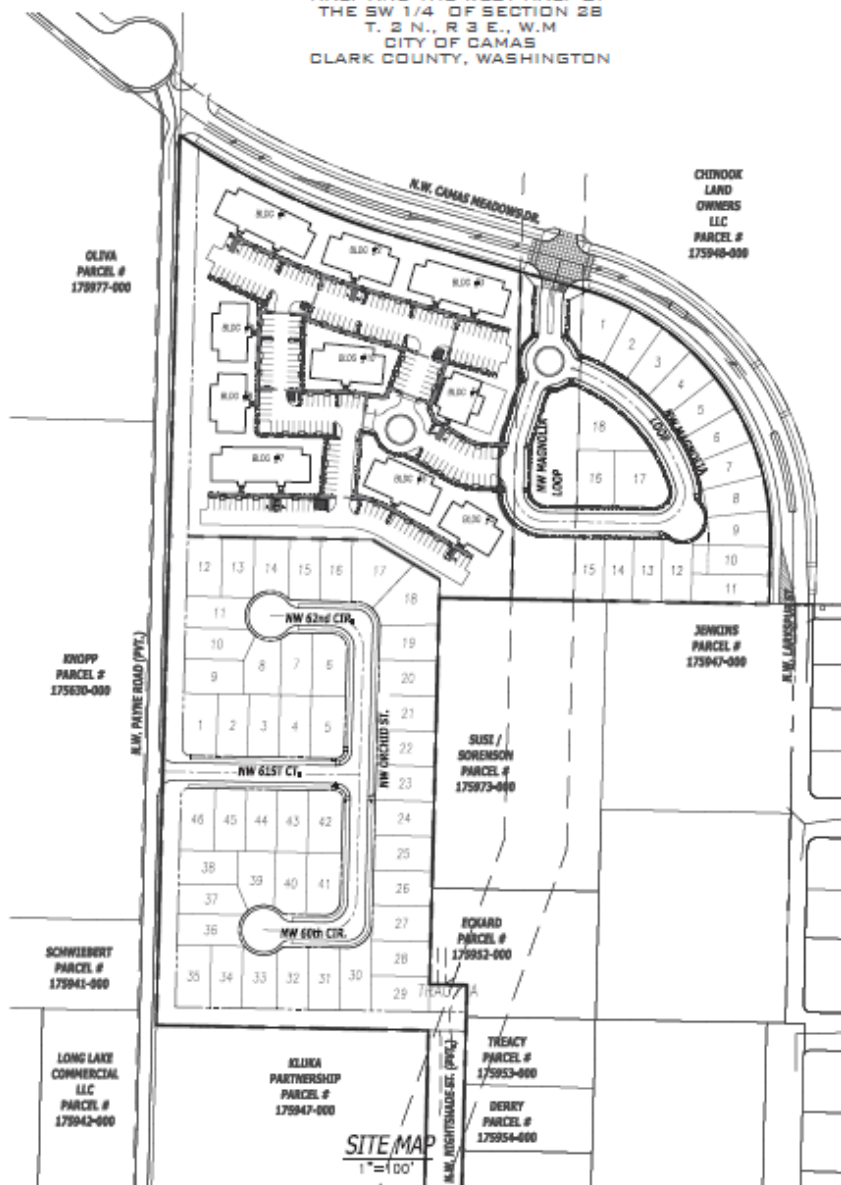
PARCEL # 175951-000
PARCEL AREA IS: 19.5 ACRES

THE VILLAGE AT CAMAS MEADOWS

PARCEL #175951-000
IN A PORTION OF THE EAST
HALF AND THE WEST HALF OF
THE SW 1/4 OF SECTION 28
T. 2 N., R. 3 E., W.M
CITY OF CAMAS
CLARK COUNTY, WASHINGTON



VICINITY MAP
NOT TO SCALE



SITE MAP
1"=100'

SHEET INDEX:

- P-00 COVER SHEET
- P-01 NOTES AND LEGEND
- P-02 EXISTING CONDITIONS PLAN
- P-03 EXISTING TREE SURVEY
- P-04 EXISTING TREE SURVEY
- P-05 PRELIMINARY PLAT COVER SHEET
- P-06 PRELIMINARY PLAT [PHASE 1]
- P-07A PRELIMINARY PLAT [PHASE 2]
- P-07B PRELIMINARY PLAT [PHASE 2]
- P-08 PRELIMINARY PLAT [PHASE 3]
- P-09 PRELIMINARY STORM DRAINAGE PLAN [PHASE 1]
- P-10 PRELIMINARY STORM DRAINAGE PLAN [PHASE 1]
- P-11 PRELIMINARY STORM DRAINAGE PLAN [PHASE 1]
- P-12 PRELIMINARY STORM DRAINAGE PLAN [FRONTAGE]
- P-13 PRELIMINARY SANITARY SEWER AND WATER PLAN [PHASE 1]
- P-14 PRELIMINARY SANITARY SEWER AND WATER PLAN [PHASE 2]
- P-15 PRELIMINARY SANITARY SEWER AND WATER PLAN [PHASE 3]
- P-16 PRELIMINARY PUBLIC IMPROVEMENTS PLAN AND PROFILE [NW CAMAS MEADOWS DR.]
- P-17 PRELIMINARY PUBLIC IMPROVEMENTS PLAN [NW PAYNE ST. AND NW LAKE RD.]
- P-18 PRELIMINARY TREE SURVEY PLAN [PHASE 1]
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- P-22 PRELIMINARY STREET LIGHTING AND TREE PLAN [PHASE 1]
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- P-24 PRELIMINARY STREET LIGHTING AND TREE PLAN [PHASE 3]
- P-25 PRELIMINARY STREET LIGHTING AND TREE PLAN [NW CAMAS MEADOWS DR.]
- P-26 PRELIMINARY SITE DETAILS

HARB ENGINEERING

LAND DEVELOPMENT PLANNING ENGINEERING
CONSTRUCTION MANAGEMENT

701 COLUMBIA STREET, SUITE 111, VANCOUVER, WA 98660
PHONE: (360) 695-4520 WWW.HARBENGINEERING.COM



**THE VILLAGE AT
CAMAS MEADOWS**

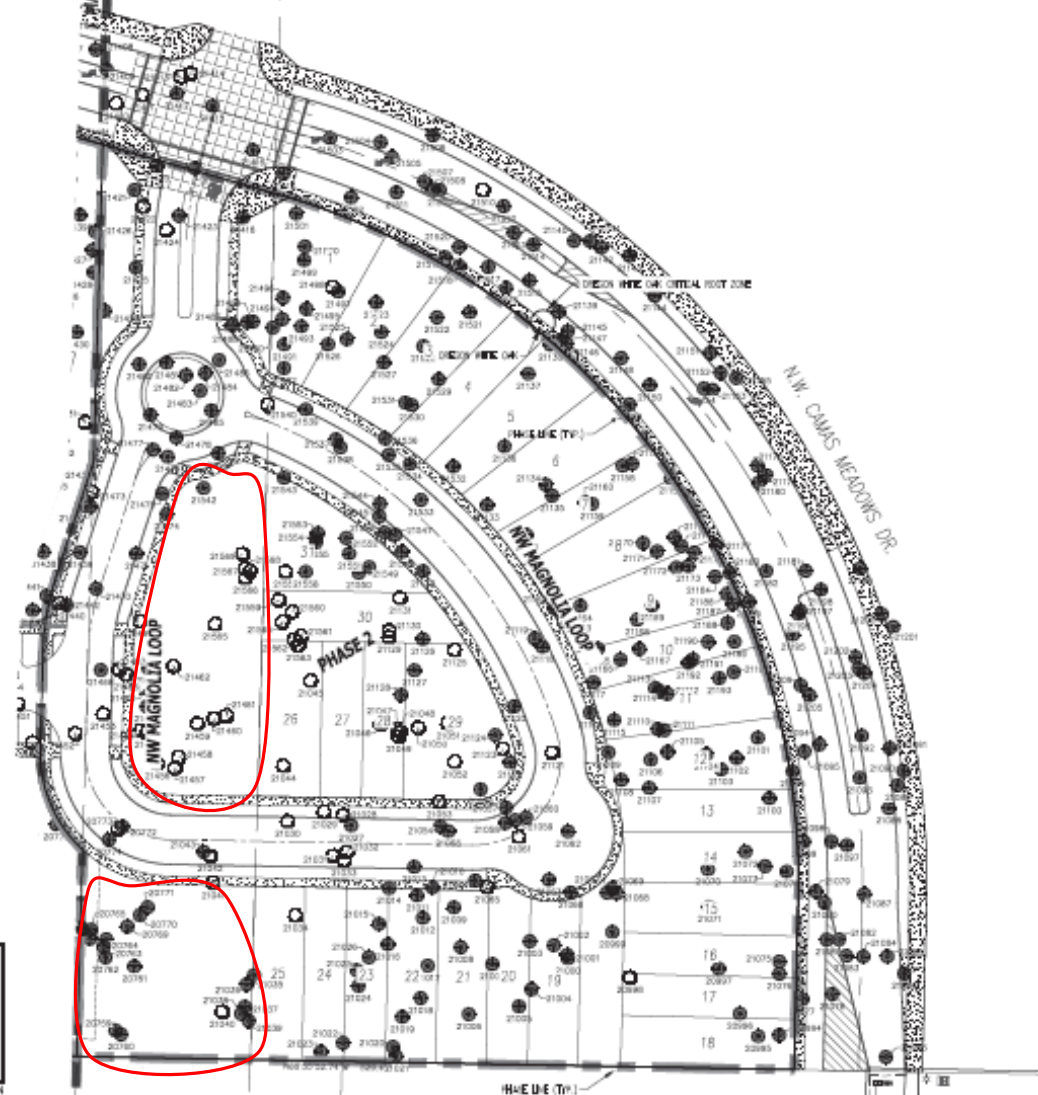
SHEET NAME:
COVER SHEET

DRAWN BY:
D.G.G.
DESIGNED BY:
D.G.G.
CHECKED BY:
D.G.H.

SHEET #
P-00

SCALE 1" = 40' 0000

MATCH LINE SEE SHEET P-20



JENKINS BARCEL #

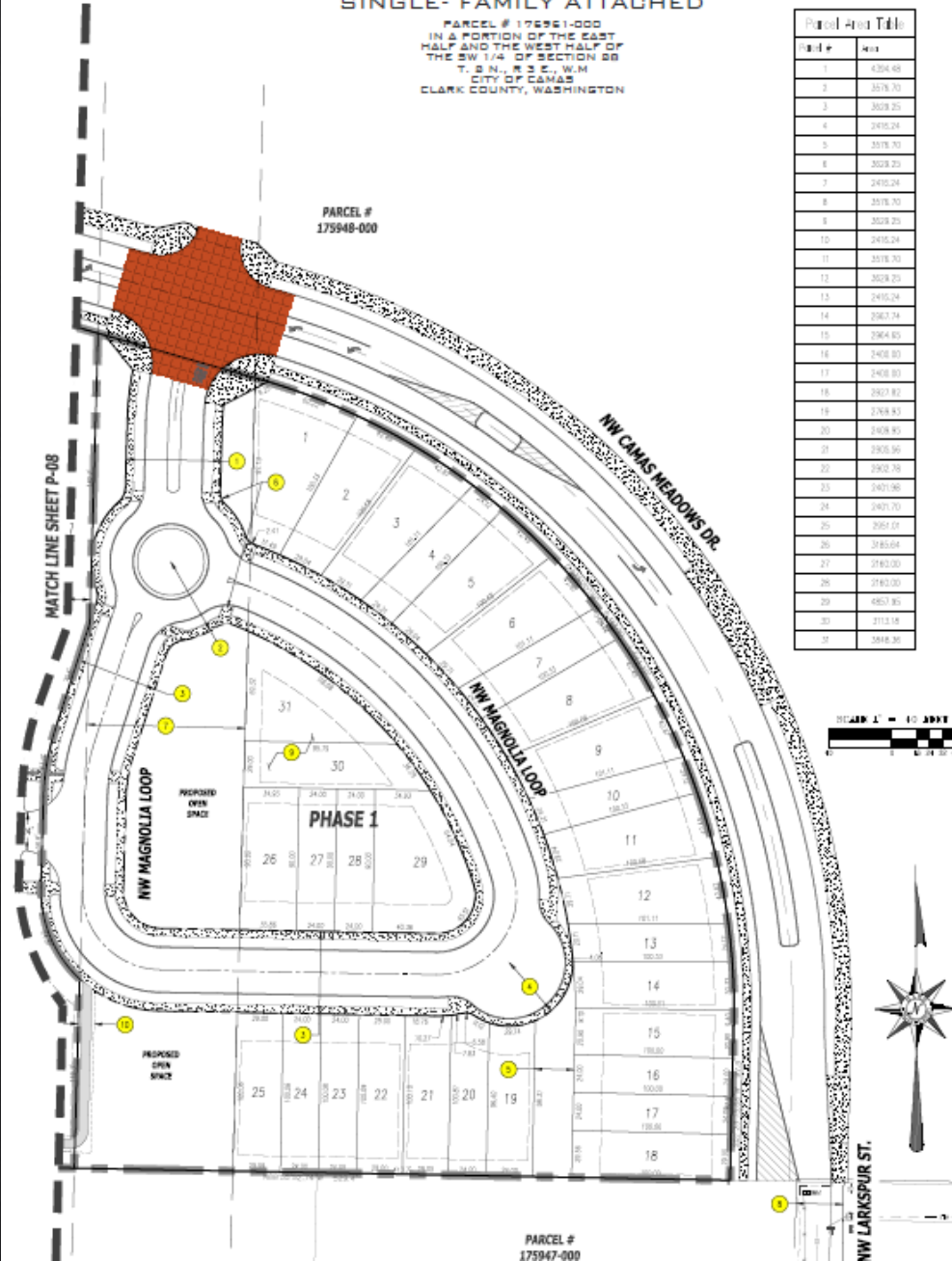
THE VILLAGE AT CAMAS MEADOWS

PHASE 1 SINGLE-FAMILY ATTACHED

PARCEL # 175961-000
IN A PORTION OF THE EAST
HALF AND THE WEST HALF OF
THE SW 1/4 OF SECTION 08
T. 3 N., R. 3 E., W. 4
CITY OF CAMAS
CLARK COUNTY, WASHINGTON

Parcel Area Table

Parcel #	Area
1	4304.68
2	3578.70
3	3528.25
4	2415.24
5	3578.70
6	3528.25
7	2415.24
8	3578.70
9	3528.25
10	2415.24
11	3578.70
12	3528.25
13	2415.24
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22	2415.24
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93	3528.25
94	2415.24
95	3578.70
96	3528.25
97	2415.24
98	3578.70
99	3528.25
100	2415.24



PARCEL #
175948-000

PHASE 1

PARCEL #
175947-000

1" = 40' SCALE



NW LARKSPUR ST.

APPLICANT/ CONTACT:

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ARBORIST:

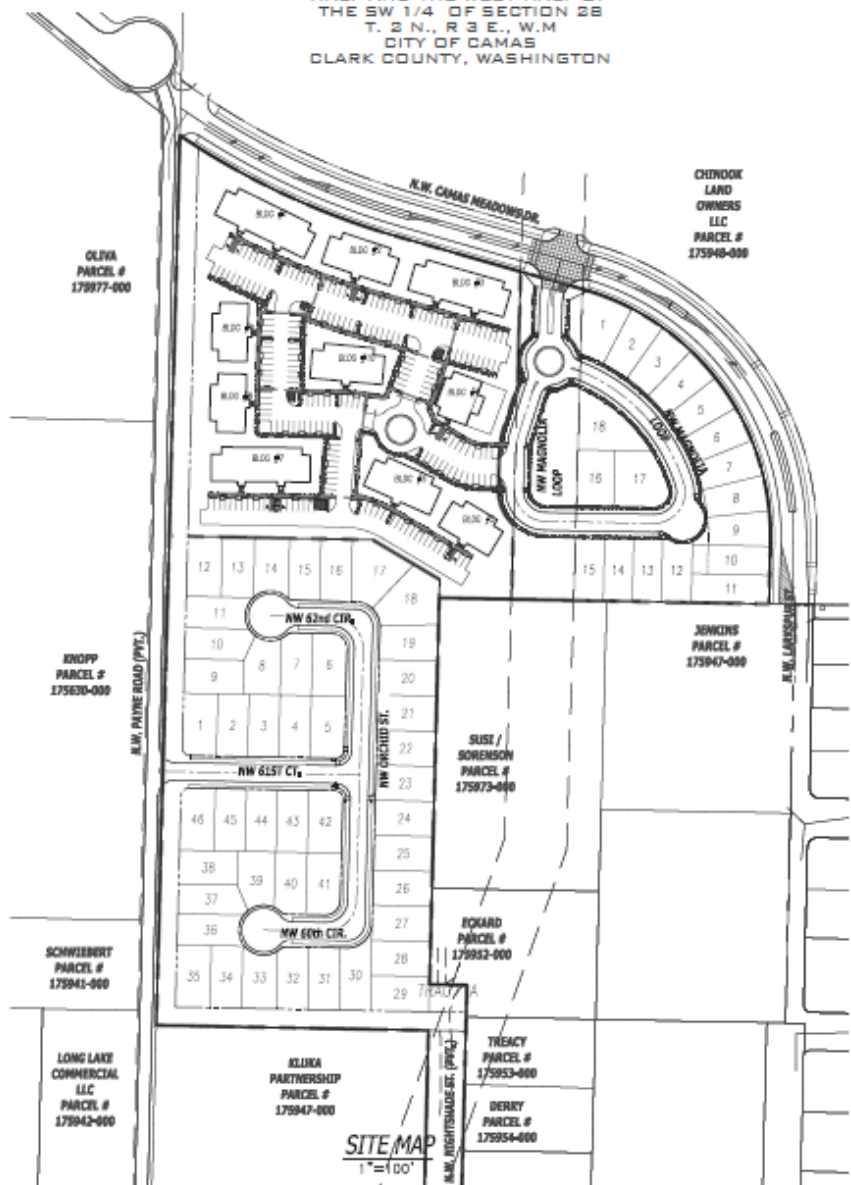
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VICINITY MAP
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HARB ENGINEERING
 LAND DEVELOPMENT PLANNING ENGINEERING
 CONSTRUCTION MANAGEMENT



**THE VILLAGE AT
 CAMAS MEADOWS**

SHEET NAME:
 COVER SHEET

DRAWN BY:
 G.S.H.
 DESIGNED BY:
 G.S.H.
 CHECKED BY:
 G.S.H.

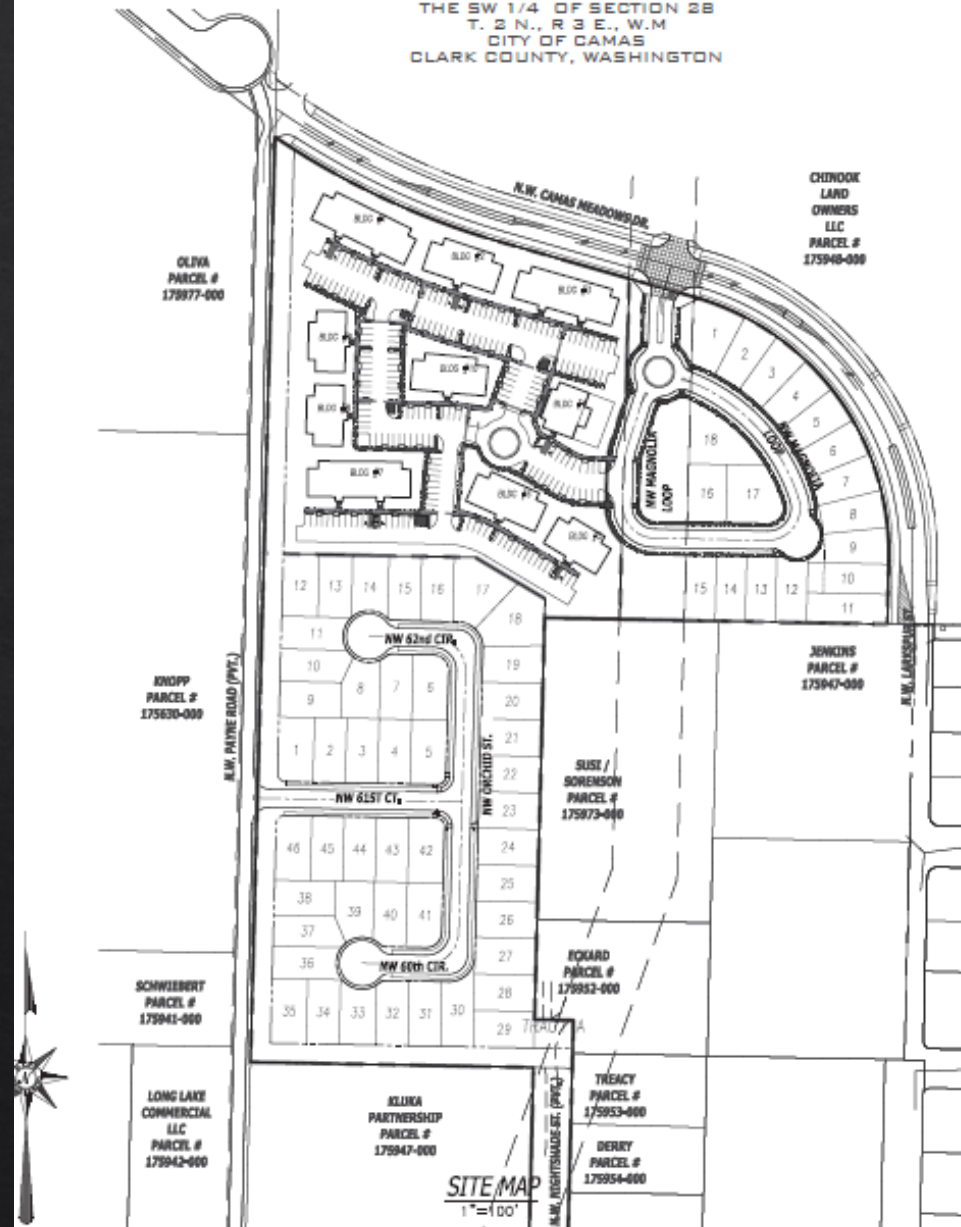
SHEET #
 P-00

701 COLUMBIA STREET, SUITE 111, VANCOUVER, WA 98660
 PHONE: (360) 695-4520 WWW.HARBENGINEERING.COM

Camas Municipal Code (CMC) 17.19.040.B.10-“Street layout shall provide for the most advantageous development of the land adjoining area, and the entire neighborhood. Evaluation of street layout shall take into consideration potential circulation solutions for vehicle, bicycle and pedestrian traffic, and, where feasible, street segments shall be interconnected.”

THE VILLAGE AT CAMAS MEADOWS

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CLARK COUNTY, WASHINGTON



Camas Municipal Code (CMC) 17.19.040.B.6.a-“requires where appropriate, streets shall extend to boundaries of the plat to ensure access to neighboring properties.”