



CITY OF WHEELER, OREGON

775 Nehalem Blvd, P.O. Box 177, Wheeler, OR 97147

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cityofwheeler@i.wheeler.or.us

LAND USE APPLICATION

Land Use Application # _____

Property Owner: BOTT'S MARSH LLC Phone: 503.738.7282

Mailing Address: P.O. BOX 1161 SEASIDE ORE 97138

Applicant: KEN ULBRICHT Phone: 503.738.7282

Mailing Address: P.O. BOX 1161 SEASIDE ORE 97138

Email Contact: KENU@ULBRICHTLLC.COM

Application Type(s): Check all that apply: * requires additional * information identified below

- Design Review (See: Section 11.050)
- Variance (See: Article 14)
- Conditional Use (See: Article 15)
- Zone Boundary Change from _____ to: _____
- Text Amendment (see attached verbiage)
- Miscellaneous Review: _____
- Lot Line Adjustment *
- Partition *
- Subdivision *
- Planned Development *
- Cluster Development *
- Consolidated Review Requested
- Appeal of Decision # _____
- Floodplain Development Permit*

PROPERTY DESCRIPTION:

Site Address: NONE Present Use: VACANT LAND

Requested Use: HOTEL & COMMERCIAL BUILDINGS

Land Use Zone: WRC

Property Size: 4 AC square feet / acres

Access: HIGHWAY 101

Wetlands; Flood Zone** BFE: _____; Waterway: _____

Tax Map: Township: _____ Range _____ Section _____ Tax Lot(s) _____

Survey: Yes; Recorded: Yes #(s): _____

Legal Description: SEE ATTACHED LEGAL DESCRIPTION

(Subdivision Name, Block, Lot Number(s) / Partition and Lot Number(s) / Other Description)

Provide three copies of the following information as necessary to depict the proposed use:

Draw plans to scale and include a north arrow. Information not listed may be required. In a Special Flood Hazard Area, a Floodplain Development Permit is required.

- Site Plan
- Grading Plan
- Utilities (Water/Sewer/Access)
- Property Survey
- Lot Corner Elevations
- Geologic Site Investigation
- Erosion Control Plan
- Revegetation Plan
- Civil Engineering
- Agency Approvals*
- Title Report *
- Phasing *
- Storm Water Drainage Plan
- Construction Elevations
- Tentative Plat *
- Final Plat *
- Open Space *
- Flood Elevation Certificate*

Property Owner(s) Signature: [Signature] Date: 6-28-2024