



# WATER AND SEWER AVAILABILITY REQUEST

Community and Economic Development

City of Arlington • 18204 59<sup>th</sup> Avenue NE • Arlington, WA 98223 • Phone (360) 403-3551

### Submittal Requirements:

1. Complete Application
2. 8-1/2" x 11" Site Plan/Sketch of the Proposal

Type of Request:     Water Only                       Sewer Only                       Water and Sewer

Location/Legal Property Address:    NW Quadrant of SR9 & SR531 intersection, ARLINGTON, WA 98223

Lot #:                      8                      Parcel ID No(s):                      31052400302000                      Subdivision:                      \_\_\_\_\_

### Project Scope of Work:

Owner Name:                      Eagle Peak Development LLC                      Office No.:                      425 319 3100

Email Address:                      dave.dnre@gmail.com                      Cell No.:                      \_\_\_\_\_

Mailing Address:                      6124 SR 530 NE                      City:                      Arlington                      State:                      WA                      Zip:                      98223

Owners Agent:                      Cascade Surveying & Eng.                      Office No.:                      360 435 5551

Email Address:                      Randy@cascadesurveying.com                      Cell No.:                      \_\_\_\_\_

Mailing Address:                      P.O. Box 326                      City:                      Arlington                      State:                      WA                      Zip:                      98223

### RESIDENTIAL INFORMATION

Proposed Single Family Residence                       Existing Single Family Residence                       Accessory Dwelling Unit  
 Proposed Multi-Family Residence: # of Units 311                      # of Buildings 6                       Residential Plat: # of Lots 23

### COMMERCIAL INFORMATION

Binding Site Plan/Plat: # of Lots 5                      # of Phases 1                      # of Buildings 7                      Total Square Footage 51,500

### TYPE OF COMMERCIAL USE

Hotel/Motel                       Food Service                       Medical/Dental                       Office                       Retail  
 Vehicle Service                       Warehouse/Storage                       Industrial                       Other (specify): Gas Station

Commercial Water Usage: Monthly Estimation: 50,000 Gallons

### WATER, SEPTIC SYSTEM AND FIRE

Is there an existing Well on the property?     Yes     No                      Is there an existing Septic System on-site?     Yes     No

Water Meter Size Requested?    See sheet attached.     5/8"     1"     1.5"     2"     3"     4"     6"

Type of Fire Protection Requested?     Fire Sprinkler System                       Fire Hydrant                       Unknown

*I, the undersigned, request City of Arlington Utilities Division to certify willingness to provide water and/or sewer as indicated. The above information is complete and accurate to the best of my knowledge. I understand that any changes to the above information must be reported immediately to the City of Arlington Utilities Division as a condition of Utility Availability approval.*

*[Signature]* / CASCADE SURVEYING                      JOSH HOGAN                      4/18/22  
 Signature (owner/agent)                      Print Name                      Date

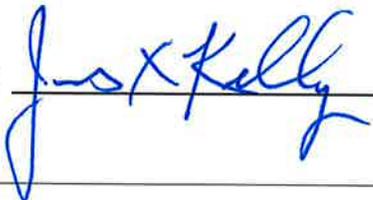
**TO BE COMPLETED BY THE CITY OF ARLINGTON**

**CITY OF ARLINGTON UTILITIES DIVISION - PRELIMINARY INFORMATION / CERTIFICATION**

This non-binding preliminary commitment is only valid for the above referenced property in accordance with City of Arlington policies and for only 18 months.

<b><u>YES</u></b>	A water main or other capital facility improvement <input checked="" type="checkbox"/> is required; <input type="checkbox"/> <b>is not required</b> <i>(If required, refer to attached conditions)</i>
<b><u>YES</u></b>	Water is presently available from City of Arlington to service the above referenced property and specified number of connections upon payment of applicable connection fees and charges.
<b><u>YES</u></b>	A sanitary sewer main or other capital facility improvement <input checked="" type="checkbox"/> is required; <input type="checkbox"/> is not required <i>(If required, refer to attached conditions)</i>
<b><u>YES</u></b>	Sanitary sewer is presently available from City of Arlington to service the above referenced property and specified number of connections upon payment of applicable connection fees and charges.

**Other:** Water and sewer service is available for this application per the below conditions

Approved By: 

Date: 05-12-2022  
**EXPIRES 18 MONTHS FROM DATE OF ISSUE**

<p><b><u>CONDITIONS:</u></b></p> <ol style="list-style-type: none"> <li>1. Water quantity is available for this application. Due to the size of the development and unknown fire flow requirements, applicant will have to perform a hydraulic analysis using the City of Arlington's water distribution system model to determine water distribution system impacts and if off-site improvements are necessary to mitigate those impacts. Please coordinate with the Arlington City Engineer to arrange for a water system impact analysis.</li> <li>2. Sewer treatment capacity is available for this application. Due to the size of the development and unknown sewer connection points and discharge flows, applicant will have to perform a hydraulic analysis using the City of Arlington's sewer collection system model to determine sewer collection system impacts and if off-site improvements are necessary to mitigate those impacts. Please coordinate with the Arlington City Engineer to arrange for a sewer system impact analysis.</li> <li>3. As a condition of water service, any existing on-site water well must be decommissioned in accordance with Washington state requirements and Arlington Municipal Code (AMC 13.04.140).</li> <li>4. As a condition of sewer service, any existing on-site septic systems must be decommissioned in accordance with Snohomish County Health District requirements and Arlington Municipal Code (AMC 13.08.130).</li> <li>5. All water system and sewer system improvements shall be designed and constructed in accordance with City of Arlington Design and Construction Standards.</li> </ol>
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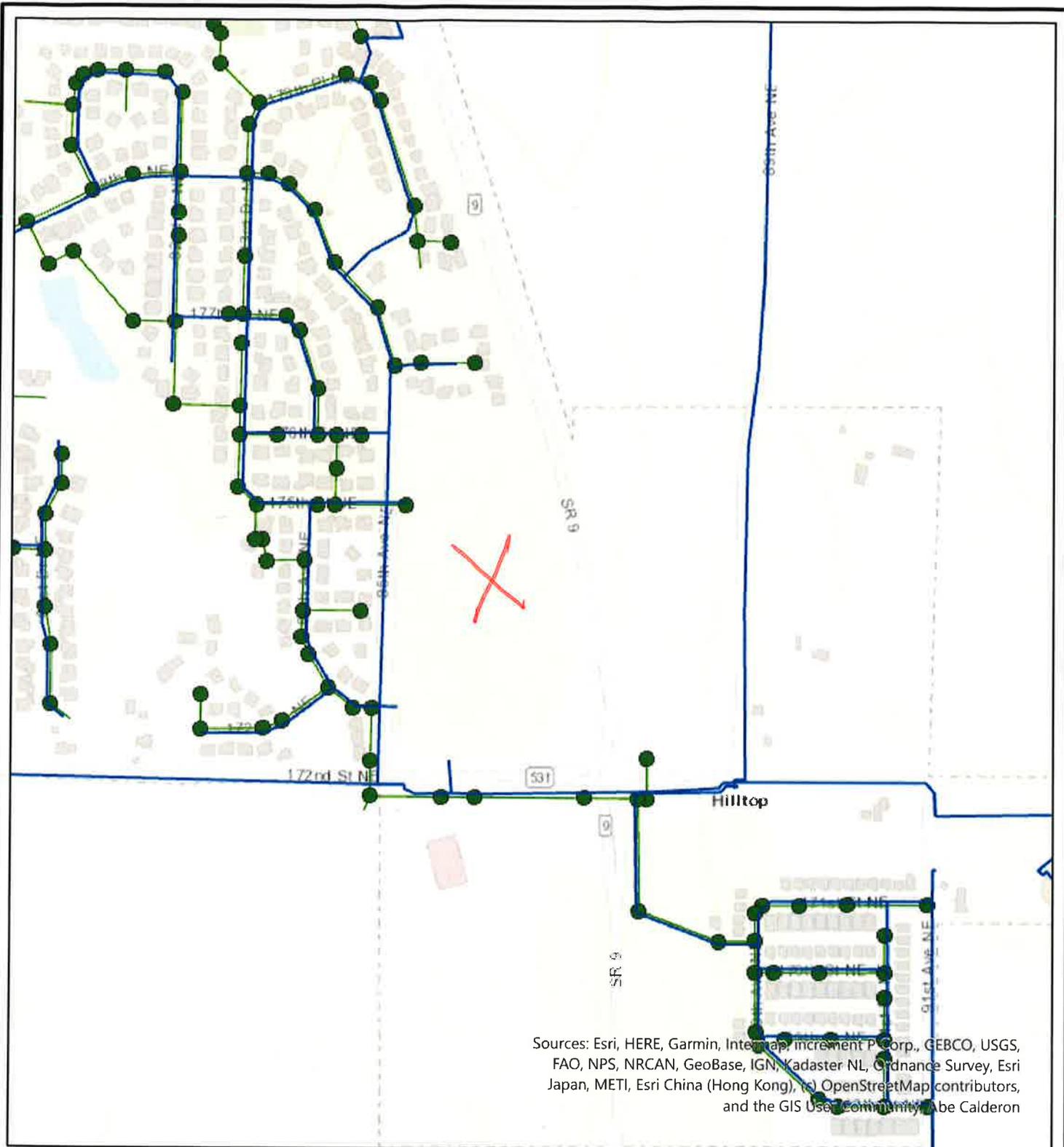
## Zahradnik water meter sizes

### Residential

Townhomes	- 5/8" meter (x23)
Apartment buildings	- 2" meter (x6)
Mixed Use building (residential)	- 2" meter (x2)

### Commercial

Coffee Hut	- 5/8" meter (x1)
Mixed Use building (commercial)	- 2" meter (x2)
Drug Store	- 1" meter (x1)
Retail Store	- 1" meter (x1)
Fast Food	- 1" meter (x1)
Convenient Store	- 1" meter (x1)
Irrigation	- 1-1/2" meter (x7)



Sources: Esri, HERE, Garmin, Intermap, increment P Corp., GEBCO, USGS, FAO, NPS, NRCAN, GeoBase, IGN, Kadaster NL, Ordnance Survey, Esri Japan, METI, Esri China (Hong Kong), Sw OpenStreetMap contributors, and the GIS User Community, Abe Calderon

**Legend**

<ul style="list-style-type: none"> <li>Water Mains</li> <li>Active</li> <li>Abandoned</li> <li>Not Active</li> <li>Other</li> <li>Pipes - Gravity</li> </ul>	<ul style="list-style-type: none"> <li>Pipes - Force</li> <li>Manholes</li> <li>Manhole Type</li> <li>Sewer Manhole</li> <li>Monitoring Manhole</li> <li>Cleanout</li> </ul>	<ul style="list-style-type: none"> <li>Air Vac</li> <li>End of Stub</li> <li>Force Main</li> <li>&lt;all other values&gt;</li> <li>Lift Stations</li> </ul>
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*City of Arlington*

**Web App Map**



<b>Scale:</b>	<b>File:</b>
1:9,028	PrintService/WebMap8.5x11_22
<b>Date:</b>	<b>Cartographer:</b>
12/31/1969	web

