

SENSITIVE AREA PRE-SCREENING SITE ASSESSMENT

Clean Water Services File Number

1. Jurisdiction:

2. Property Information (example: 1S234AB01400)

Tax lot ID(s):

OR Site Address:

City, State, Zip:
Nearest cross street:

4. Development Activity (check all that apply)

- ☐ Addition to single family residence (rooms, deck, garage)
☐ Lot line adjustment ☐ Minor land partition
☐ Residential condominium ☐ Commercial condominium
☐ Residential subdivision ☐ Commercial subdivision
☐ Single lot commercial ☐ Multi lot commercial
Other

3. Owner Information

Name:
Company:
Address:
City, State, Zip:
Phone/fax:
Email:

4. Applicant Information

Name:
Company:
Address:
City, State, Zip:
Phone/fax:
Email:

6. Will the project involve any off-site work? ☐ Yes ☐ No ☐ Unknown

Location and description of off-site work:

7. Additional comments or information that may be needed to understand your project:

This application does NOT replace Grading and Erosion Control Permits, Connection Permits, Building Permits, Site Development Permits, DEQ 1200-C Permit or other permits as issued by the Department of Environmental Quality, Department of State Lands and/or Department of the Army COE. All required permits and approvals must be obtained and completed under applicable local, state, and federal law.

By signing this form, the Owner or Owner's authorized agent or representative, acknowledges and agrees that employees of Clean Water Services have authority to enter the project site at all reasonable times for the purpose of inspecting project site conditions and gathering information related to the project site. I certify that I am familiar with the information contained in this document, and to the best of my knowledge and belief, this information is true, complete, and accurate.

Print/type name

Print/type title

Signature ONLINE SUBMITTAL

Date

FOR DISTRICT USE ONLY

- ☐ Sensitive areas potentially exist on site or within 200' of the site. **THE APPLICANT MUST PERFORM A SITE ASSESSMENT PRIOR TO ISSUANCE OF A SERVICE PROVIDER LETTER.** If Sensitive Areas exist on the site or within 200 feet on adjacent properties, a Natural Resources Assessment Report may also be required.
☐ Based on review of the submitted materials and best available information sensitive areas do not appear to exist on site or within 200' of the site. This Sensitive Area Pre-Screening Site Assessment does NOT eliminate the need to evaluate and protect water quality sensitive areas if they are subsequently discovered. This document will serve as your Service Provider Letter as required by Resolution and Order 19-5, Section 3.02.1, as amended by Resolution and Order 19-22. All required permits and approvals must be obtained and completed under applicable local, State and federal law.
☐ Based on review of the submitted materials and best available information the above referenced project will not significantly impact the existing or potentially sensitive area(s) found near the site. This Sensitive Area Pre-Screening Site Assessment does NOT eliminate the need to evaluate and protect additional water quality sensitive areas if they are subsequently discovered. This document will serve as your Service Provider Letter as required by Resolution and Order 19-5, Section 3.02.1, as amended by Resolution and Order 19-22. All required permits and approvals must be obtained and completed under applicable local, state and federal law.
☐ **THIS SERVICE PROVIDER LETTER IS NOT VALID UNLESS CWS APPROVED SITE PLAN(S) ARE ATTACHED.**
☐ The proposed activity does not meet the definition of development or the lot was platted after 9/9/95 ORS 92.040(2). **NO SITE ASSESSMENT OR SERVICE PROVIDER LETTER IS REQUIRED.**

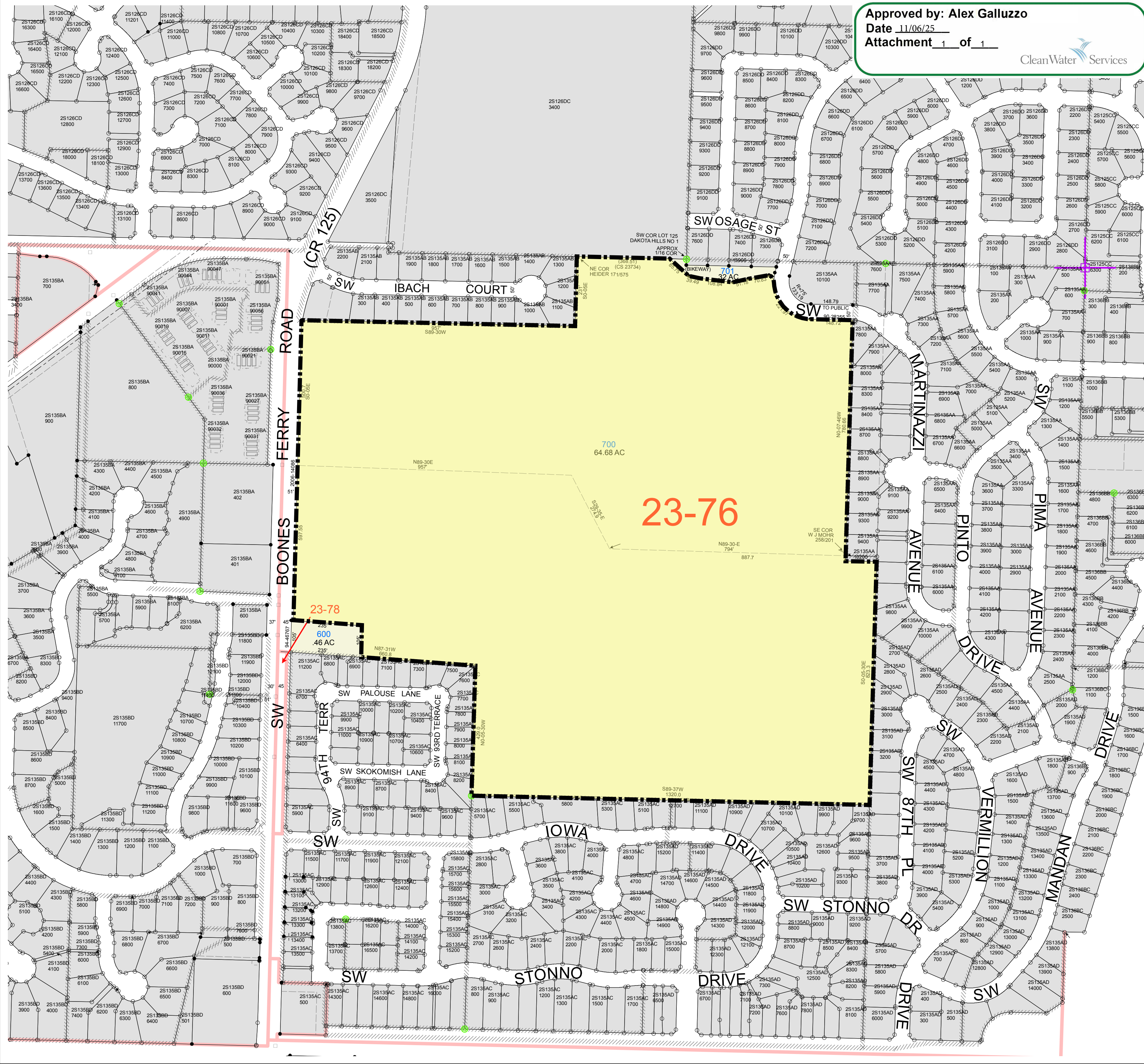
Reviewed by alex galluzzo

Date

Once complete, email to SPLReview@cleanwaterservices.org • Fax: (503) 681-4439

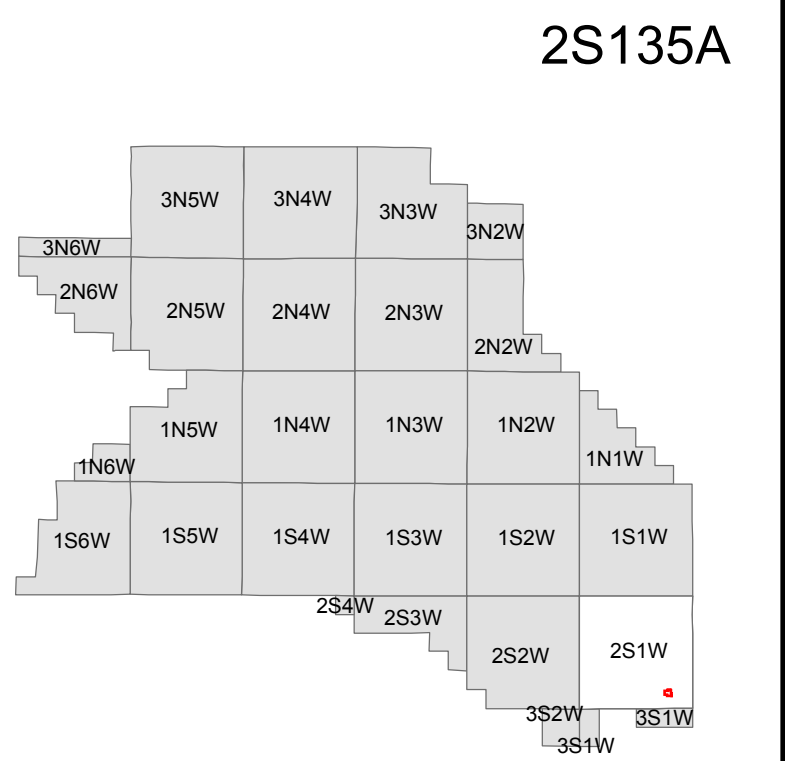
OR mail to: SPL Review, Clean Water Services, 2550 SW Hillsboro Highway, Hillsboro, Oregon 97123

Revised 2/2020



Approved by: Alex Galluzzo
Date 11/06/25
Attachment 1 of 1

CleanWater Services



WASHINGTON COUNTY OREGON
NE 1/4 SECTION 35T2S R1W W.M.
SCALE 1"= 200'

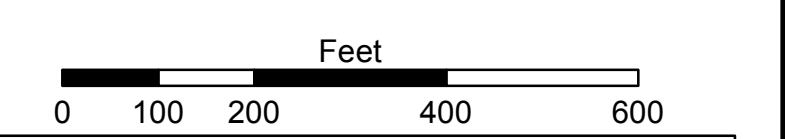
36	31	32	33	34	35	36	31
1	6	5	4	3	2	1	6
12	7	8	9	10	11	12	7
13	18	17	16	15	14	13	18
24	19	20	21	22	23	24	19
25	30	29	28	27	26	25	30
36	31	32	33	34	35	36	31
1	6	5	4	3	2	1	6

FOR ADDITIONAL MAPS VISIT OUR WEBSITE AT
www.co.washington.or.us

BB	BA	AB	AA
B			A
BC	BD	AC	AD
CB	CA	DB	DA
C			D
CC	CD	DC	DD

SECTION 35

Cancelled Taxlots For: 2S135A
101,102,790,200,103,800,801,601,300,301,302,400,401,
500,501,



PLOT DATE: 7/31/2018
Rotation: 0
FOR ASSESSMENT PURPOSES
ONLY - DO NOT RELY ON
FOR OTHER USE

Map areas delineated by either gray shading or a cross-hatched pattern
are for reference only and may not indicate the most current property boundaries.
Please consult the appropriate map for the most current information.

2S135A

TUALATIN
2S135A



Project No.: 2042713800			
File Name: C:00-10PO			
Scale: AS NOTED			
ARD	LAG	MCL	08/08/2025
Dwn.	Dsgn.	Chkd.	MM.DD.YYYY

Title

VICINITY MAP

Drawing No.

NOT FOR CONSTRUCTION

[illegible]

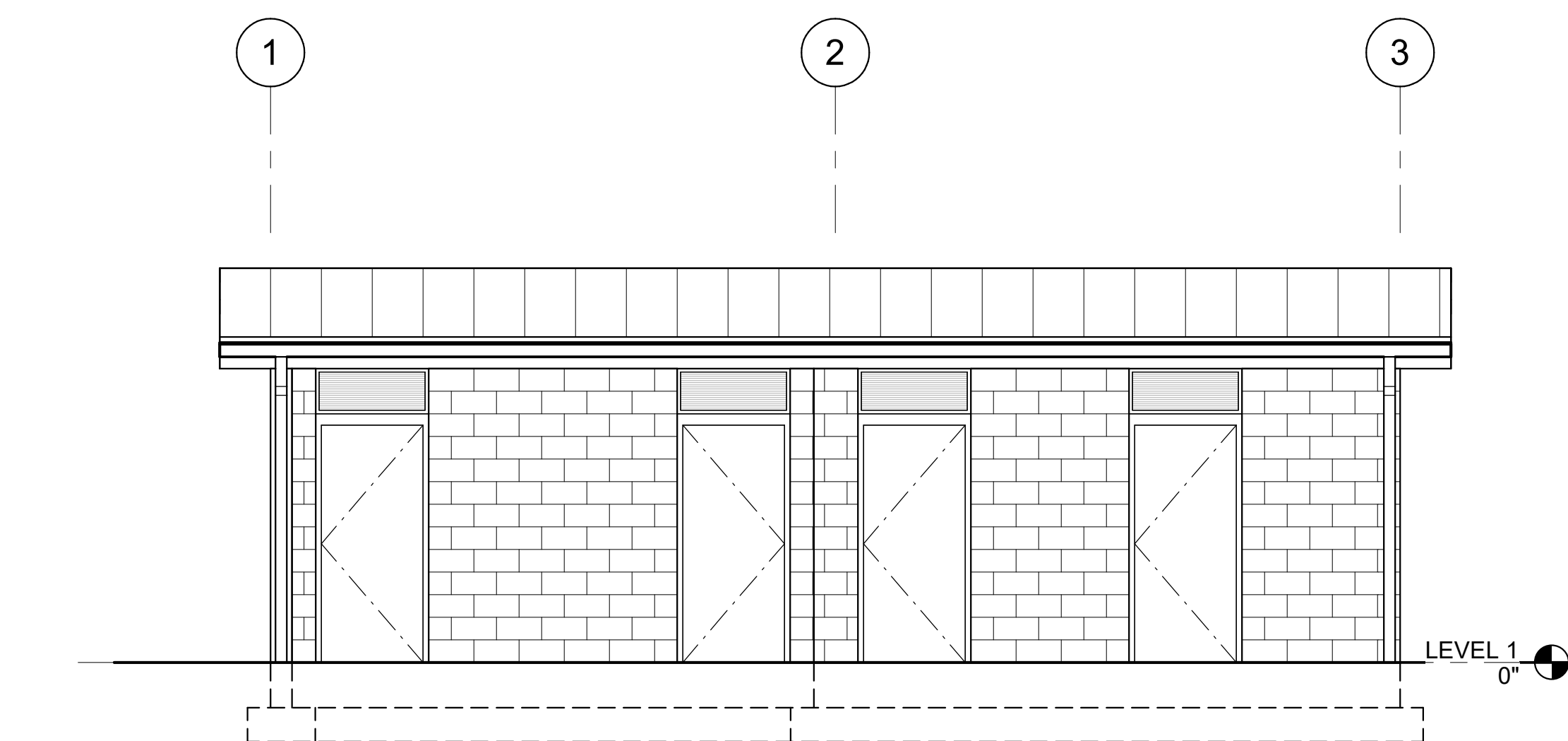
EXTERIOR ELEVATIONS
BUILDING SECTIONS

A3.00

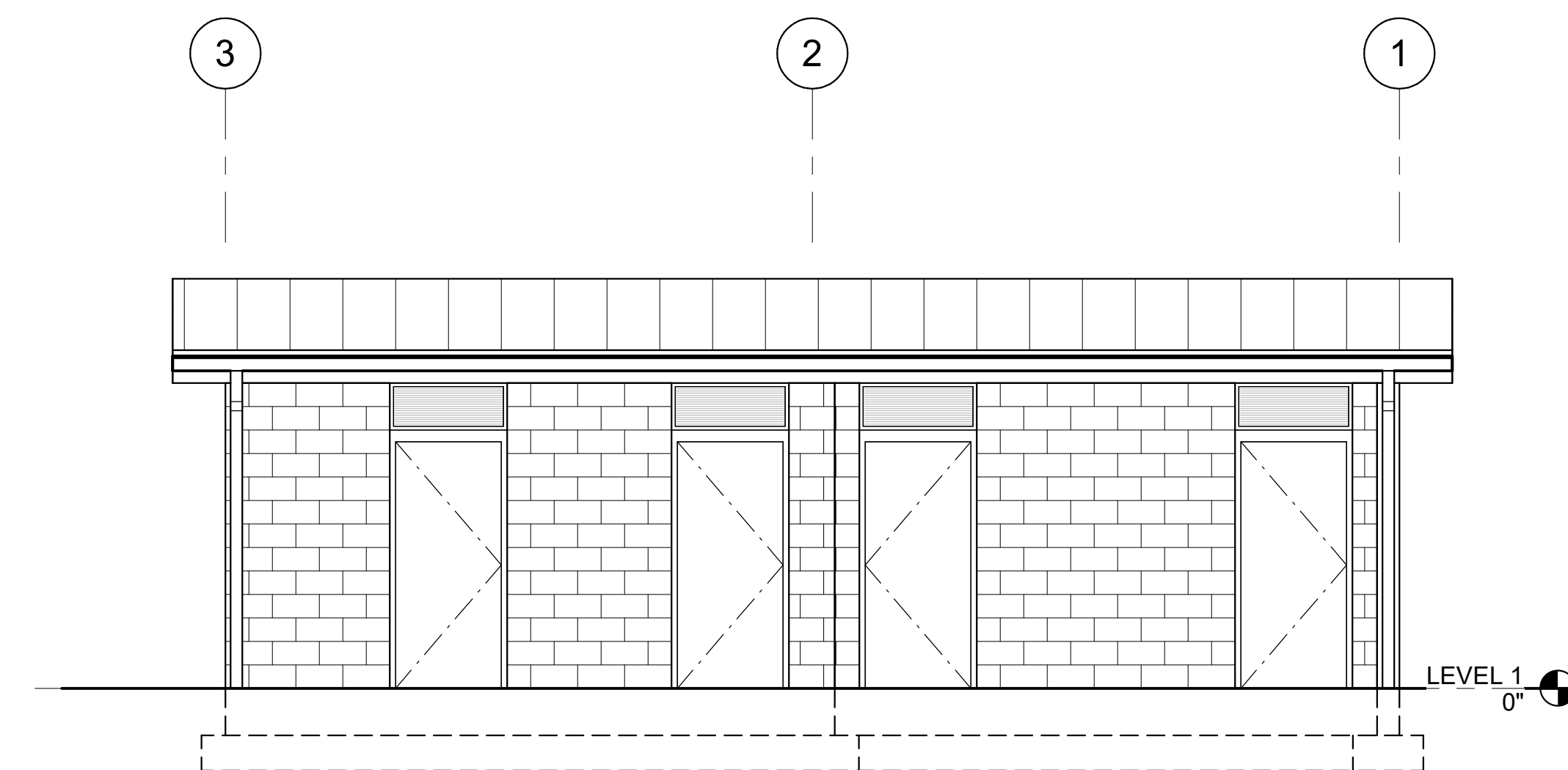
1. ELEVATIONS INDICATED WITH INTERIOR LEVEL 1 FLOOR AT 0'-0". REFER TO CIVIL DRAWINGS FOR GRADE AND FLOOR ELEVATIONS ABOVE SEA LEVEL.
2. STOREFRONT INDICATED BY TYPE TAG. STOREFRONT WINDOW DETAILS, DIMENSIONS, AND SILL HEIGHTS PROVIDED ON A8-XX - A8-XX.
3. MASONRY DIMENSIONS ARE NOMINAL. PROVIDE GROUNDFACE BLOCK AT EXPOSURES, INCLUDING EXPOSED EDGE CONDITIONS SUCH AS JAMBS AND SOFFITS.
4. SIDING TRIMS AND ACCESSORIES TO MATCH SELECTED SIDING COLOR.
5. ALL EXPOSED STEEL TO BE AESS, HPC-X.
6. FINISH EXPOSED MASONRY WITH GRAFFITI RESISTANT COATING TO HEIGHT INDICATED, OR 10'-0" ABOVE GRADE WHERE NOT INDICATED.

CMU-1
CONCRETE
MASONRY UNIT

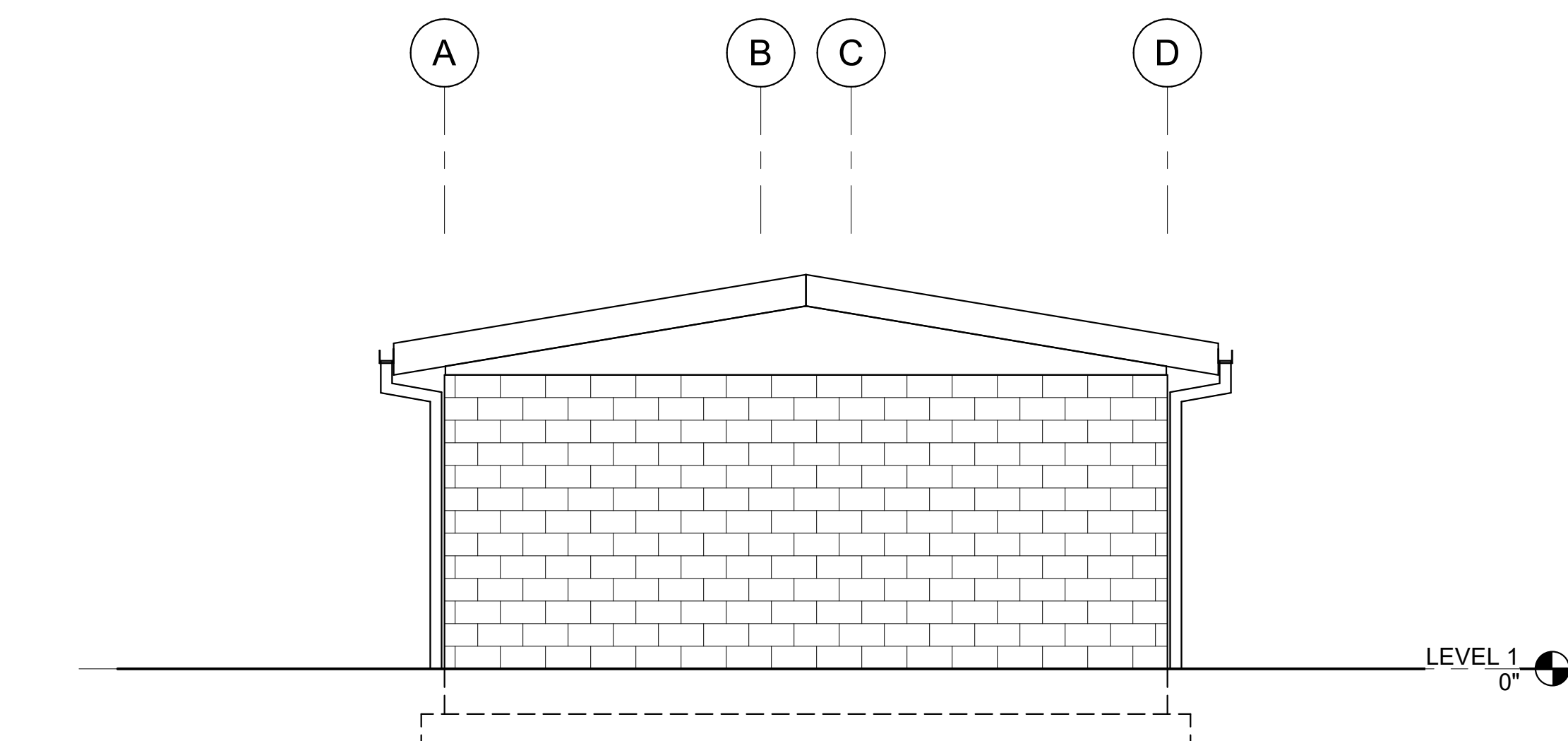
CJ _____ CONTROL JOINT, SEE - / ---



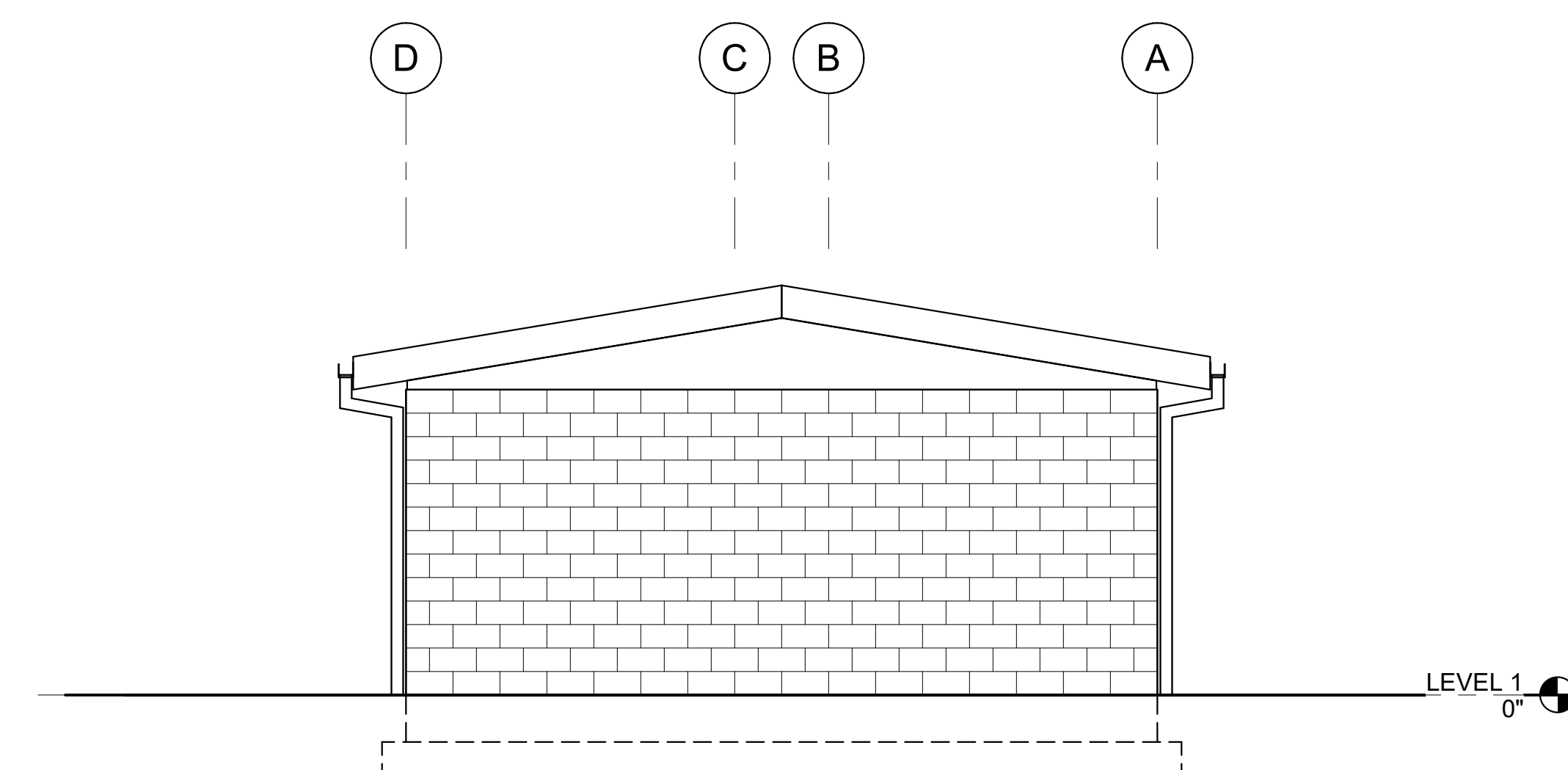
WEST ELEVATION
SCALE: 1/4" = 1'-0"



EAST ELEVATION



SOUTH ELEVATION
SCALE: 1/4" = 1'-0"



NORTH ELEVATION
SCALE: 1/4" = 1'-0"



FIRE CODE / LAND USE / BUILDING REVIEW APPLICATION

North Operating Center

11945 SW 70th Avenue
Tigard, OR 97223
Phone: 503-649-8577

South Operating Center

8445 SW Elligsen Rd
Wilsonville, OR 97070
Phone: 503-649-8577

REV 6-30-20

Project Information

Applicant Name: Kevin Apperson
Address: 601 SW 2nd Ave Suite 1400, Portland, OR 97204
Phone: (503) 303-2501
Email: kevin.apperson@stantec.com
Site Address: 22300 SW Boones Ferry Road, Tualatin, OR 97062
City: Tualatin
Map & Tax Lot #: 2S135A000700
Business Name: Tigard-Tualatin High School
Land Use/Building Jurisdiction: Tualatin
Land Use/ Building Permit # NA
Choose from: Beaverton, Tigard, Newberg, Tualatin, North
Plains, West Linn, Wilsonville, Sherwood, Rivergrove,
Durham, King City, Washington County, Clackamas County,
Multnomah County, Yamhill County

Project Description

Construction of a new 670 SF CMU restroom building
consisting of six (6) single occupancy units, storage and a
custodial room.

Permit/Review Type (check one):

- ☒ Land Use / Building Review - Service Provider Permit
☐ Emergency Radio Responder Coverage Install/Test
☐ LPG Tank (Greater than 2,000 gallons)
☐ Flammable or Combustible Liquid Tank Installation
(Greater than 1,000 gallons)
* Exception: Underground Storage Tanks (UST)
are deferred to DEQ for regulation.
☐ Explosives Blasting (Blasting plan is required)
☐ Exterior Toxic, Pyrophoric or Corrosive Gas Installation
(in excess of 810 cu.ft.)
☐ Tents or Temporary Membrane Structures (in excess
of 10,000 square feet)
☐ Temporary Haunted House or similar
☐ OLCC Cannabis Extraction License Review
☐ Ceremonial Fire or Bonfire (For gathering, ceremony or
other assembly)

For Fire Marshal's Office Use Only

TVFR Permit # 2025-0207
Permit Type: SPP - Tualatin
Submittal Date: 11/13/2025
Assigned To: McGladrey
Due Date: 11/13/2025
Fees Due: N/A
Fees Paid: 0

Approval/Inspection Conditions (For Fire Marshal's Office Use Only)

This section is for application approval only

Alex McEllh 11/13/2025
Fire Marshal or Designee Date

Conditions:

See Attached Conditions: ☐ Yes ☐ No

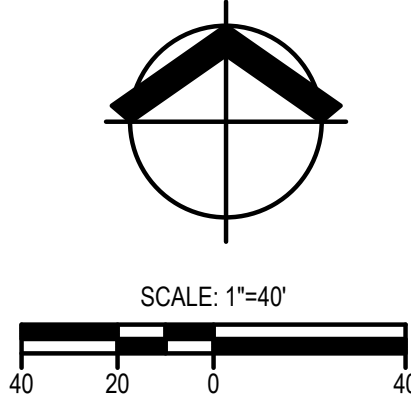
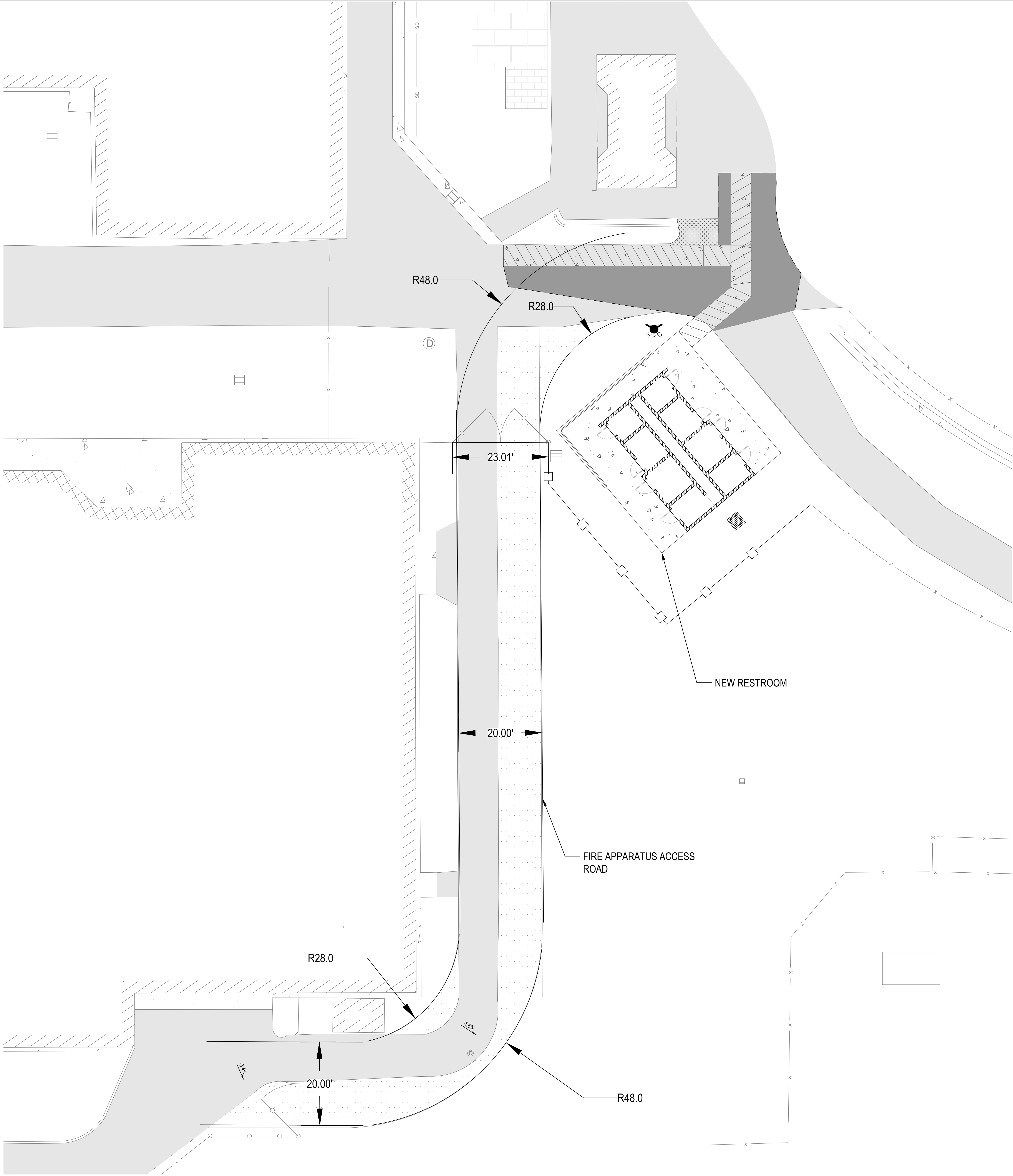
Site Inspection Required: ☐ Yes ☒ No

This section used when site inspection is required

Inspection Comments:

N/A

Final TVFR Approval Signature & Emp ID Date

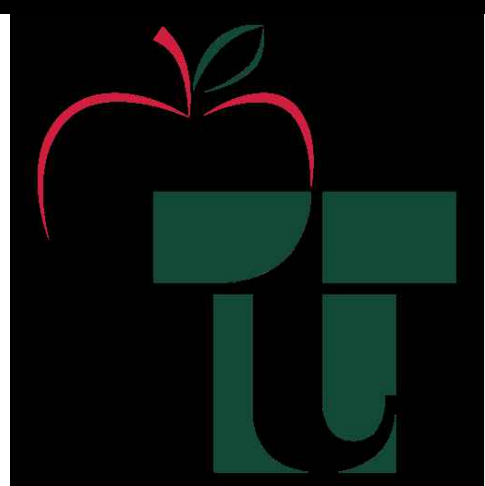


EXISTING LEGEND

- | | |
|--|------------------------|
| | EXISTING MAJOR CONTOUR |
| | EXISTING MINOR CONTOUR |
| | EXISTING FENCE LINE |
| | CONCRETE |
| | GRAVEL |
| | ASPHALT |
| | STORM DRAIN INLET |
| | STORM DRAIN MANHOLE |
| | SANITARY SEWER MANHOLE |
| | GUARD POST |
| | CLEANOUT |
| | FIRE HYDRANT |

PROPOSED LEGEND

-
- CONCRETE
- PROPOSED BUILDING
- ASPHALT
- LANDSCAPING
- PROPOSED FENCE LINE
- PROPOSED AREA DRAIN



TTSD HIGH SCHOOLS RR IMPROVEMENTS

9000 SW DURHAM RD
TIGARD, OR 97224
22300 SW BOONES FEE
TUALATIN, OR 97062

NOT FOR CONSTRUCTION

[illegible]

FIRE PLAN

FS-1

90000 SW DURHAM RD
TIGARD, OR 97224

22300 SW BOONES FERRY ROAD
TUALATIN, OR 97062

phase	SD/DD
date	11/07/2025
project	25017/25018

EXTERIOR ELEVATIONS &
BUILDING SECTIONS

FS-2

1. ELEVATIONS INDICATED WITH INTERIOR LEVEL 1 FLOOR AT 0'-0". REFER TO CIVIL DRAWINGS FOR GRADE AND FLOOR ELEVATIONS ABOVE SEA LEVEL.
2. MASONRY DIMENSIONS ARE NOMINAL.
3. SIDING TRIMS AND ACCESSORIES TO MATCH SELECTED SIDING COLOR.
4. FINISH EXPOSED MASONRY WITH GRAFFITI RESISTANT COATING FULL HEIGHT OF ALL EXTERIOR WALLS, TYP.
5. WALL DESIGNATED FOR MURAL TO BE PROVIDED WITH PRIMER ONLY. APPLY GRAFFITI RESISTANT COATING AFTER ART INSTALLATION IS COMPLETE.

CMU-1
CONCRETE
MASONRY UNIT

FC-1
FIBER CEMENT SIDING

R-1 ROOF TYPE

WALL DESIGNATED
FOR CLIENT
PROVIDED MURAL

CJ _____ CONTROL JOINT



APPROVAL OF PLANS IS NOT AN APPROVAL
OF OMISSIONS OR OVERSIGHTS.

Alex McEllen
Deputy Fire Marshal II

TVF&R Permit #2025-0207





10195 Boones Ferry Rd. Tualatin, OR 97078
503.320.0000 1.800.521.9447 republicservices.com

November 13, 2025

Kevin Apperson
Stantec

Re: TTSD HS RR Improvements
22300 SW Boones Ferry Rd.
Tualatin, OR 97062

Dear Kevin,

Thank you for sending us the preliminary site plans for this proposed development in Tualatin OR.

My Company: Republic Services of Clackamas and Washington Counties have a franchise agreement to service this area with the City of Tualatin. We will provide complete commercial waste removal and recycling services as needed on a weekly basis for this location.

We have reviewed the architectural site plan that you provided for this project and have determined that it will not affect our current collection service at this site.

Thanks Kevin, for your help and concerns for our services prior to this project development.

Sincerely,

A handwritten signature in blue ink, appearing to read "Kelly Herrod", written over a horizontal line.

Kelly Herrod
Operations Supervisor
Republic Services Inc.