



# SUBMITTAL OVERVIEW

CT6, LLC

DATE: March 27, 2025

PROJECT NO.: 163.3  
CITY PROJECT NO.:  
RECEIVED BY:

**SUBMITTAL TITLE:** River's Edge at the Landing Subdivision Application  
**SUBMITTED BY:** Ingrid Friedberg, Special Projects Manager  
**CT6, LLC**  
P.O. Box 1419  
Battle Ground, WA 98604  
**SUBMITTED VIA:** Online Share Drive | One Full-Size Plans Delivered to City Hall  
**SUBMITTED TO:** **City of Castle Rock**  
Attn. Karlene Akesson, Building/Planning Clerk  
P.O. Box 370  
Castle Rock, WA 98611

**SUBMITTAL CONTENTS:** In conformance with City of Castle Rock Municipal Code §16.12.045, this application contains the required application contents as itemized below.

ITEM NO.	DESCRIPTION	RECEIVED
1.	<b>Subdivision Application Submittals Overview</b>	<input type="checkbox"/>
2.	<b>Signed Master Application Forms</b>	<input type="checkbox"/>
3.	<b>Application Narrative</b>	<input type="checkbox"/>
4.	<b>SEPA Checklist</b>	<input type="checkbox"/>
5.	<b>Preliminary Plat Application Plan Set (one digital and one full-size copy)</b>	<input type="checkbox"/>
	Cover Sheet	<input type="checkbox"/>
	Sheet Index Plan	<input type="checkbox"/>
	Existing Conditions	<input type="checkbox"/>
	Preliminary Plat	<input type="checkbox"/>
	Grading and Erosion Control Plan (Phase 1)	<input type="checkbox"/>
	Grading and Erosion Control Plan (Phase 2)	<input type="checkbox"/>
	Street and Storm Plan (Phase 1)	<input type="checkbox"/>
	Street and Storm Plan (Phase 2)	<input type="checkbox"/>
	Street Sections	<input type="checkbox"/>
	Main Circulation Street and Storm Profile	<input type="checkbox"/>
	Road C and Road E Street and Storm Profiles	<input type="checkbox"/>
	Sewer and Water Plan (Phase 1)	<input type="checkbox"/>
	Sewer and Water Plan (Phase 2)	<input type="checkbox"/>
	Main Circulation Sewer Profile	<input type="checkbox"/>
	Road C and Road E Sewer Profiles	<input type="checkbox"/>
	Preliminary Master Phasing Plan	<input type="checkbox"/>
	Preliminary Master Signage Plan	<input type="checkbox"/>
	Preliminary Master Parks, Recreation, and Open Space Plan	<input type="checkbox"/>
	Landscape Planting Plan	<input type="checkbox"/>
	Planting Specifications and Details	<input type="checkbox"/>
	Irrigation Specifications	<input type="checkbox"/>
	Street Photometrics	<input type="checkbox"/>
	Fixture Specifications	<input type="checkbox"/>



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CT6, LLC

SUBMITTAL  
CONTENTS  
CONTINUED:

- |     |   |                          |
|-----|---|--------------------------|
| 6.  | Preliminary Stormwater Drainage Report  | <input type="checkbox"/> |
| 7.  | Transportation Compliance Letter  | <input type="checkbox"/> |
| 8.  | SR-411 & Westside Hwy Mitigation Memorandum dated January 14, 2025                | <input type="checkbox"/> |
| 9.  | Draft Master Plan Conditions, Covenant and Restrictions (CC&Rs)                   | <input type="checkbox"/> |
| 10. | Title Report (Guarantee/Certificate Number: 622-173054)                           | <input type="checkbox"/> |
| 11. | Neighborhood Meeting Materials  | <input type="checkbox"/> |
| 12. | Pre-Application Notes (CR-PA-24-06)   | <input type="checkbox"/> |
| 13. | Traffic Analysis Clarification for Pre-Application (CR-PA-24-06)                  | <input type="checkbox"/> |
| 14. | Application Fee in the amount of \$14,050 made payable to the City of Castle Rock | <input type="checkbox"/> |