

Publication Date: June 14, 2020

- Call the planner assigned to the project.
- Review project file at Snohomish County Planning and Development Services (PDS) 2nd Floor Customer Service Center.
- *NEW * Permit Center and Record Center Hours are
 - o 8:00 a.m. to Noon & 1:00 p.m. to 4:00 p.m. Mon, Tues, Wed and Fri
 - o 10:00 a.m. to Noon & 1:00 p.m. to 4:00 p.m. Thurs
 - o Please call ahead to be certain the project file is available.
 - o Please note: submittals of projects are now taken by appointment only

To comment on a project:

- Submit written comments to PDS at the address below. All comments received prior to issuance of a department decision or recommendation will be reviewed. To ensure that comments are addressed in the decision or recommendation, they should be received by PDS before the end of the published comment period.
- Comments, on a project scheduled for a hearing before the hearing examiner, may be made by submitting them to PDS prior to the open record hearing.
- PDS only publishes the decisions as required by Snohomish County Code. Persons will receive notice of all decisions that they have submitted written comment on, regardless of whether or not they are published.
- You may become a party of record for a project by: 1. submitting original written comments and request to become a party of record to the county prior to the hearing, 2. notifying at the hearing or 3. entering your name on a sign-up register at the hearing. NOTE: only parties of record may subsequently appeal the hearing examiner's decision or provide written or oral arguments to the county council if such an appeal is filed.

To appeal a decision:

- Department decisions (including SEPA threshold determinations): submit a written appeal and the \$500 filing fee to PDS prior to the close of the appeal period. Refer to SCC 30.71.050(5) for details on what must be included in a written appeal.
- A SEPA appeal also requires that an affidavit or declaration be filed with the hearing examiner within seven days of filing the appeal, pursuant to SCC 30.61.305(1).
- Hearing examiner decisions issued after a public hearing are appealable as described in the examiner's decision. Notice of those decisions is not published. You must have submitted written comments to PDS or written or oral comments at the public hearing in order to appeal a hearing examiner's decision.
- Building and Grading applications associated with a Single Family Residence are not subject to the County's appeal process. To file a judicial appeal in Superior Court, refer to WAC 197-11-680 and RCW 43.21C.075.

How to Reach Us:

The Customer Service Center for the Snohomish County Planning and Development Services is located on the 2nd floor of the Robert J. Drewel Building at 3000 Rockefeller Avenue, Everett.

Planning and Development Services



County Administration Building
3000 Rockefeller Avenue, M/S 604
Everett, WA 98201
Phone: 425-388-3311 TTY
FAX: 425-388-3872

<http://www1.co.snohomish.wa.us/Departments/PDS/default.htm>

ADA NOTICE: Snohomish County facilities are accessible. Accommodations for persons with disabilities will be provided upon advance request. Please make arrangements one week prior to hearing by calling the Hearing Examiner's office, 425-388-3538 voice, or contact (PDS) at 425-388-7119 voice, or 388-3700 TDD

NOTICE OF APPLICATION

File Name: Miners Cove **File Number:** 20-108092 PSD/SPA/REZO
Project Description: Proposed 20-lot preliminary subdivision utilizing planned residential development (PUD) standards, and a concurrency request to rezone the subject property from R-9,600 to R-7,200 zoning.
Location: 22808 & 22812 45TH Avenue SE, Bothell
Tax Account Number: 270533-001-017-00, 270533-001-111-00
Applicant: Kasa Holdings 1, LLC
Date of application/Completeness Date: June 4th, 2020
Approvals required: Preliminary subdivision, site plan approval, rezone, environmental review (SEPA), and all other related construction approvals.
Concurrency: This project will be evaluated to determine if there is enough capacity on county roads to accommodate the project's traffic impacts, and a concurrency determination will be made. Notice of the concurrency determination will be provided in the notice of project decision. The notice of decision will be provided to all parties of record for the project.
Comment Period: Submit written comments on or before **July 5th, 2020**
Project Manager: Sarah Titcomb, 425.262.2128
Project Manager e-mail: Sarah.Titcomb@snoco.org

EDH900803

COMBINED NOTICE OF APPLICATION/SEPA COMMENT PERIOD

File Name: Poplar Pointe ULS **File Number:** 20 107111 SPA/PSD
Project Description: The proposal is to construct 16 townhome units in 3 buildings, with associated utilities. Existing home to be removed.
Location: 19930 POPLAR WAY, LYNNWOOD
Tax Account #: 003726-010-004-02
Applicant: Brian Kalab
Date of Application/Completeness Date: May 19, 2020
SEPA review: The department has determined that this proposal is not likely to result in any significant adverse environmental impact, and that issuance of a DNS is likely following the comment period for this notice. The optional DNS process of WAC 197-11-355 is being used for this proposal and includes the following:
1) This may be your only opportunity to comment on the environmental impacts of the proposal.
2) The proposal may include mitigation measures under applicable codes, and the project review process may incorporate or require mitigation measures regardless of whether an EIS is prepared.
3) A copy of the subsequent threshold determination for this proposal may be obtained upon request.
Approvals required: Site plan approval, preliminary subdivision approval and associated construction permits.
Comment Period: Submit written comments on or before **July 6, 2020**
Project Manager: Joshua Machen, AICP, Senior Planner 425.262.2975
Project Manager e-mail: joshua.machen@co.snohomish.wa.us

EDH900808

NOTICE OF APPLICATION

File Name: Twin City-Stanwood 115kV Transmission Rebuild **File Number:** 20 107400 LDA
File Number: 20-105773 SHOR, 20-105794 FHZ, 20-107400 LDA
Project Description: The Public Utilities District No. 1 of Snohomish County is proposing upgrades to the electric transmission line. Phase 1 of the project will include installation of 17 new iron/steel poles, removal of 11 existing wooden poles, and transfer the existing overhead transmission wires to the new poles. Approximately 1 mile of the proposed project is located within jurisdiction of the Snohomish County Shoreline Management Program.
Location: Stanwood
Tax Account Numbers: 320430-002-001-00, 320430-001-016-00, 320430-004-001-00, 320429-003-002-01, 320429-003-002-00
Applicant: Brian Li
Date of application/Completeness Date: May 22, 2020
Approvals required: Shoreline Substantial Development, Flood Hazard Permit, and Land Disturbing Activity Permit
Concurrency: This project will be evaluated to determine if there is enough capacity on county roads to accommodate the project's traffic impacts, and a concurrency determination will be made. Notice of the concurrency determination will be provided in the notice of project decision. The notice of decision will be provided to all parties of record for the project.
Comment Period: Submit written comments on or before **July 13, 2020**
Project Manager: Molly Patterson, 425.262.2235
Project Manager e-mail: molly.patterson@snoco.org

EDH900813

NOTICE OF APPLICATION

File Name: Nichols Place **File Number:** 20 107644 PSD/SPA
Project Description: New 17 lot subdivision on 5.22 acres.
Location: West side of 3rd Ave SE, 1 mile south of the intersection of 164th St SW and 3rd Ave SE, Bothell
Tax Account Number: 003730-003-021-00
Applicant: SBCRE Investments, Inc
Date of application/Completeness Date: May 22, 2020
Approvals required: Preliminary subdivision, administrative site plan, and all related construction activity.
Concurrency: This project will be evaluated to determine if there is enough capacity on county roads to accommodate the project's traffic impacts, and a concurrency determination will be made. Notice of the concurrency determination will be provided in the notice of project decision. The notice of decision will be provided to all parties of record for the project.
Comment Period: Submit written comments on or before **July 6, 2020**
Project Manager: Brian Farrell, 425.262.2192
Project Manager e-mail: Brian.Farrell@snoco.org

EDH900814

NOTICE OF APPLICATION

File Name: Schenk Packing Future Office Expansion Variance **File Number:** 20 108277 VAR
Project Description: Variance to reduce 25 foot setback from 288th Street to 17.1 feet.
Location: 8204 288TH ST NW, Stanwood
Tax Account Number: 320418-004-010-00
Applicant: Steve Lenz
Date of application/Completeness Date: June 5, 2020
Approvals required: Variance
Concurrency: This project will be evaluated to determine if there is enough capacity on county roads to accommodate the project's traffic impacts, and a concurrency determination will be made. Notice of the concurrency determination will be provided in the notice of project decision. The notice of decision will be provided to all parties of record for the project.
Comment Period: Submit written comments on or before **July 6, 2020**
Project Manager: Tom Barnett, 425.262.2997
Project Manager e-mail: Tom.Barnett@co.snohomish.wa.us

EDH900818

NOTICE OF DETERMINATION OF NONSIGNIFICANCE

File Name: Cool Short Plat **File Number:** 18 121673 PSD
Description of Proposal: Preliminary 3-lot short plat with no tracts. Existing home to remain on one of the lots.
Location: 22829 Scotty Rd, Granite Falls
Tax Account Number: 300728-002-003-00
Applicant: Gladys Cool
Date of application/Completeness date: Wednesday October 17, 2018
Approvals required: Preliminary approval of subdivision and any related construction permits.
Concurrency: The Department of Public Works has evaluated the traffic impacts of this development under the provisions of Chapter 30.66B SCC, and the development has been deemed concurrent. Any person aggrieved by the concurrency determination for this development may submit written documentation (refer to SCC 30.66B.180) explaining why the concurrency determination fails to satisfy the requirements of Chapter 30.66B SCC.
Traffic Mitigation: This development will be subject to payment of a Transportation Impact Fee to Snohomish County in an amount as listed in the project file. Any aggrieved person may appeal the decision applying an impact fee under Chapter 30.66B SCC to the Snohomish County Hearing Examiner by submitting a written appeal to Planning and Development Services, in the manner and form prescribed by SCC 30.71.050.
Lead Agency: Snohomish County Planning & Development Services
Threshold Determination: The lead agency for this proposal has determined that it does not have a probable, significant adverse impact on the environment. An environmental impact statement (EIS) is NOT required under RCW 43.21C.030(2)(c). This decision was made after review by Snohomish County of a completed environmental checklist and other information on file with this agency and such information is adopted herein by reference. This information is available for public review upon request.
This Determination of Nonsignificance is issued under WAC 197-11-340 (2) and is subject to a 14 day comment period. Written comments may be submitted to the lead agency at the address below or emailed to project manager. Comments must be received by **June 29, 2020**.
APPEALS: This DNS and the administrative decisions may be appealed pursuant to the requirements of Sections 30.61.300, SCC 30.71.050 SCC and Chapter 2.02 SCC. The fourteen (14) day appeal period commences on the date of publication of notice. Any appeal must be addressed to the County Hearing Examiner, accompanied by a filing fee of \$500.00, and be filed in writing at the Customer Support Center on the 2nd Floor, County Administration Building East, Everett, WA. The appeal must be received by **June 29, 2020**. The appeal must contain the items set forth in 30.71.050(5) SCC as follows:
(a) Facts demonstrating that the person is aggrieved by the decision;
(b) A concise statement identifying each alleged inadequacy in the threshold determination;
(c) The specific relief requested; and
(d) Any other information reasonably necessary to make a decision on appeal.
Please note that failure to file a timely and complete appeal including all the above items shall constitute waiver of all rights to an administrative appeal under county code. In addition to the above requirements, SCC 30.61.305(1) also requires that any person filing an appeal of a threshold determination made pursuant to this chapter shall file with the hearing examiner, within seven days of filing the appeal, a sworn affidavit or declaration demonstrating facts and evidence, that, if proven, would demonstrate that the issuance of the threshold determination was clearly erroneous.
Project Manager: Haleh Ghazanfarpour, 425.262.2938
Project Manager e-mail: Haleh.Ghazanfarpour@snoco.org

EDH900822

LEGAL NOTICE

LEGAL NOTICE