



Public Notice

NOTICE OF APPLICATION FOR CRITICAL AREAS VARIANCE

The public has the right to review contents of the official file for the proposal, provide written comments, participate in the public hearings/meetings, and request a copy of the final decision. The application file is available for public review during normal business hours at the Public Services Department at 9002 Main Street East, Suite 300, Bonney Lake, WA 98391. **Written comments will be accepted if filed with the Public Services Department on or before 5PM on 6/16/2017 .**

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| Application Submittal: | 5/9/2017 | Application Complete: | 5/31/2017 |
| Notice Date: | 6/1/2017 | Comment Due Date: | 6/16/2017 |
| Project: | The applicant is proposing a variance to allow for construction of a single-family home on an existing residential lot. The lot is substantially encumbered by critical areas buffers (stream and wetland) that, by their application, would fully deny reasonable use of the property. | | |
| Project Name: | LARIOS Critical Areas Variance | | |
| Name of Applicant: | Jessica Larios | Site Address: | No Address |
| Application Number: | PLN-2017-02046 & PLN-2017-02047 | Tax Parcel Number(s): | 2560001282 |
| Environmental Review: | The City plans to adopt the Mitigated Determination of Non-Significance (MDNS) issued by the the City of Bonney Lake on June 29, 2005 related to the Larios Short Plat, which was the land use action that established this residential lot. At the time the MDNS was issued, single-family residential development on the lot in question was anticipated. | | |
| Public Hearing: | A critical areas variance is a Type 3 permit, pursuant to BLMC 16.20.145 and BLMC 14.30.010. As such, BLMC 14.30.020 requires that the City conduct a public hearing. A date and time of this hearing has yet to be determined. Notice shall be provided in advance of the hearing, subject to the timing requirements of BLMC 14.50.020. | | |
| Other Applications: | Critical Areas Report review, Building Permit | | |
| Staff Contact: | Nate Schildmeyer, Assistant Planner Phone: (253) 447-4350; Email: schildmeyern@ci.bonney-lake.wa.us | | |
| Documentation Available: | Land Use Application, Wetland and Drainage Corridors Report, Project Narrative, Vicinity Map and Site Plan | | |

cc: Neil Johnson, Mayor
City Council Members
Department Heads
Newspaper

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