



NOTICE OF LAND USE DECISION

The public has the right to review the contents of the official file for the proposal and request a copy of the final decision. Parties of record and/or agencies with jurisdiction have the right to file a timely appeal of this decision. The decision materials are available for public review by clicking on the application number(s) provided in this notice, or the complete project file may be requested via an electronic link from the staff contact listed in this notice. Appeals will be accepted if filed as specified in Chapter 14.120 BLMC on or before 5PM on 5/31/2021.

Application Submittal:	12/4/2020 (DR) and 3/31/2021 (CUP)	Application Complete:	4/7/2021
Notice Date:	4/9/2021	Public Hearing Date:	4/29/2020
Application Type:	Design Review and Conditional Use Permit (Consolidated Review)		
Proposal and Decision:	APPROVED. The Hearing Examiner issued a ruling approving (with conditions) the consolidated application for Design Review and Conditional Use Permit to authorize construction of the new headquarters station house for East Pierce Fire in Downtown Bonney Lake.		
Project Name:	East Pierce Fire and Rescue Station 111		
Total Review Days:	Eighty-two (DR) and Twenty-two (22) days pursuant to the methodology adopted in BLMC 14.10.070.		
Name of Applicant(s):	Phil Herrera, EPFR	Site Address:	18302 Veteran's Memorial Dr. E. Bonney Lake, WA 98391
Application Number(s):	PLN-2020-02496 (DR) and PLN-2021-02543 (CUP)	Tax Parcel Number(s):	5640001108, 5640001021, 5640000943, and 5640001109
Environmental Review:	The City issued a Determination of Non-Significance (DNS) pursuant to WAC 197-11-340 using the optional DNS process found in WAC 197-11-355. The required comment period was provided from 1/8/2021 until 1/25/2021. The Notice of application for SEPA review and use of the optional DNS process was filed with the Department of Ecology under SEPA Number 202100100.		
Public Hearing:	The City of Bonney Lake Hearing Examiner held the required public hearing to consider this matter on the date listed above prior to rendering this decision.		
Other Applications:	Civil permits, grade and fill, right-of-way, building permits		
Staff Contact:	Nate Schildmeyer, Associate Planner; (253) 447-4350 or schildmeyern@cobl.us		
Documentation Available:	Staff Report, Hearing Examiner's decision, SEPA determination, notices, affidavits, correspondence, application materials provided by applicant for review		
<i>Affected property owners may request a change in property tax valuation notwithstanding any program of revaluation by contacting the Pierce County assessor-treasurer. Applicable provisions for permit expirations and extensions are described in BLMC 14.10.100.</i>			

PUBLIC SERVICES DEPARTMENT

9002 Main Street East, Suite 300, Bonney Lake, WA 98391
(253)862-8602