



CITY OF LAKE STEVENS NOTICE OF LAND USE APPLICATION Final Plat

PROJECT NAME/ FILE NUMBER: Pellerin Ridge II Final Plat / LUA2021-0002

APPLICANT: George Newman of Barghausen Consulting Engineers, Inc., on behalf of Mainvue WA LLC

PROJECT LOCATION: 10813 18th St SE, Lake Stevens WA 98258 / APNs # 29061900403500, 29061900401300, 29061900400900, 29061900400801, 29061900400600, and 29061900401500

DATE OF APPLICATION: April 9, 2021

NOTICE OF APPLICATION ISSUED: April 21, 2021

END OF COMMENT PERIOD: **May 5, 2021**

Proposed Project Description: Applicant is requesting final subdivision on a 104-lot plat with associated improvements located in the R8-12 (previously the High Urban Residential) zoning district on six parcels totaling 13.98 acres. The plat is proposed to be accessed off 18th St SE and 111th Dr SE.

Permits Required: Final plat approval.

Permit Type/Process: A Type II – Final Plat application.

SEPA Environmental Review: The city issued a SEPA Mitigated Determination of Nonsignificance (MDNS) for the project on August 7, 2018.

PUBLIC REVIEW AND COMMENT:

Interested parties may submit written comments within 14 days of this Notice by sending them to City Hall, Attn: Melissa Place, PO Box 257, Lake Stevens, WA 98258 or by email at mplace@lakestevenswa.gov. Comments on final short subdivision and subdivision applications shall be limited to compliance with the approved preliminary subdivision decision and compliance with approved construction plans.

Limited materials are available at the link below by searching using the file name or number above: https://apps.lakestevenswa.gov/Citizen/Web_Public/CitizenConn_Connections.aspx. For additional information please contact the Department of Community Development at 425-622-9430.

It is the City's goal to comply with the American with Disabilities Act. The City offers its assistance to anyone with special needs, including the provision of TDD services.

Distribution: Applicant
Posted at City Hall, Subject Property, and Website
Mailed to property Owners within 300 feet of project site
Emailed to Parties of Record and NOA distribution list
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