

ATTACHMENT G:

**NOTICE OF APPLICATION &
REVISED NOTICE OF
APPLICATION**



Planning and Development Services

17544 Midvale Avenue N., Shoreline, WA 98133-4921
(206) 546-1811 ♦ Fax (206) 546-8761

NOTICE OF APPLICATION

Preliminary Formal Subdivision of Echo Lake Townhomes

See reverse side for site plan.

Date of Notice: November 23, 2005

PROJECT INFORMATION

PROJECT DESCRIPTION:	18-unit attached townhome subdivision
APPLICANT/AUTHORIZED AGENT:	Prescott Homes, Inc. (Greg Kappers)
PROPERTY OWNER:	Frontier Investment Company, Inc. (Rob Hill)
APPLICATION FILE NUMBERS:	201478/108437
REQUIRED ACTIONS/PERMITS:	Preliminary Formal Subdivision approval/Site Development Permit
PROJECT LOCATION:	1160 N 198 th Street
PARCEL NUMBERS:	2227300070 & 2227300071
COMPREHENSIVE PLAN DESIGNATION:	High Density Residential
CURRENT ZONING:	R-48; Residential; 48 units/acre
APPLICATION DATE:	November 8, 2005
COMPLETE APPLICATION DATE:	November 17, 2005
EFFECTIVE DATE OF NOTICE:	November 23, 2005
END OF PUBLIC COMMENT PERIOD:	December 7, 2005

PROJECT REVIEW

The Department of Planning and Development Services has reviewed the proposed project for probable significant adverse environmental impacts. This proposal is subject to SEPA rules contained in WAC Chapter 197-11. No SEPA threshold determination has been made. As a result of the project review, the City may incorporate or require mitigation measures regardless of whether an Environmental Impact Statement is prepared. Issuance of this Notice of Application does not constitute approval of the project for construction.

An environmental checklist; site, civil construction, landscape and wetland/buffer enhancement plans; infiltration evaluation, full drainage review, and wetland delineation reports; and other submittal items are available for viewing at the City of Shoreline Department of Planning and Development Services, located at 1110 N. 175th St., Suite # 107.

This project will require preliminary formal subdivision approval, issuance of a site development permit, final formal subdivision approval, and building permits with associated mechanical and fire protection permits. Preliminary determination of the development regulations that will be used for project mitigation and consistency include, but are not limited to: the *Shoreline Municipal Code*, *Shoreline's Comprehensive Plan*, *International Building Code*, *International Fire Code*, and *King County Surface Water Design Manual*. Issuance of this Notice of Application does not constitute approval of the project for construction.

PUBLIC COMMENT

You are encouraged to submit written comments on this project to the Department of Planning and Development Services, 17544 Midvale Ave. N, Shoreline, WA 98133-4921. Written comments become part of the public record and must be received at the above address before 5:00 p.m. on Wednesday, December 7, 2005. Upon request, a copy of the subsequent final decision on the project may be obtained.

For questions or comments, please contact Glen Pickus, Planner II, at 206-546-1249, gpickus@ci.shoreline.wa.us, or write to the above address.

The City's SEPA determination for this project may be appealed within 14 calendar days following the effective date of the determination. If an appeal is filed, the City will schedule an open record public hearing to be conducted by the Hearing Examiner. Appeals, including a \$380.00 fee, must be filed in writing with the City Clerk's Office located at 17544 Midvale Avenue N.

The City's decision on the preliminary formal subdivision application may be appealed to Superior Court within 21 calendar days following the effective date of the Notice of Decision.



Planning and Development Services

17544 Midvale Avenue N., Shoreline, WA 98133-4921
(206) 546-1811 ♦ Fax (206) 546-8761

REVISED NOTICE OF APPLICATION – new dates; project unchanged

Preliminary Formal Subdivision of Echo Lake Townhomes

See reverse side for site plan.

Date of Notice: December 1, 2005

PROJECT INFORMATION

PROJECT DESCRIPTION:	18-unit attached townhome subdivision.
APPLICANT/AUTHORIZED AGENT:	Prescott Homes, Inc. (Greg Kappers)
PROPERTY OWNER:	Frontier Investment Company, Inc. (Rob Hill)
APPLICATION FILE NUMBERS:	201478/108437
REQUIRED ACTIONS/PERMITS:	Preliminary Formal Subdivision approval/Site Development Permit
PROJECT LOCATION:	1160 N 198 th Street
PARCEL NUMBERS:	2227300070 & 2227300071
COMPREHENSIVE PLAN DESIGNATION:	High Density Residential
CURRENT ZONING:	R-48; Residential; 48 units/acre
APPLICATION DATE:	November 8, 2005
COMPLETE APPLICATION DATE:	November 17, 2005
EFFECTIVE DATE OF NOTICE:	December 1, 2005
END OF PUBLIC COMMENT PERIOD:	December 15, 2005

PROJECT REVIEW

The Department of Planning and Development Services has reviewed the proposed project for probable significant adverse environmental impacts. This proposal is subject to SEPA rules contained in WAC Chapter 197-11. No SEPA threshold determination has been made. As a result of the project review, the City may incorporate or require mitigation measures regardless of whether an Environmental Impact Statement is prepared. Issuance of this Notice of Application does not constitute approval of the project for construction.

An environmental checklist; site, civil construction, landscape and wetland/buffer enhancement plans; infiltration evaluation, full drainage review, and wetland delineation reports; and other submittal items are available for viewing at the City of Shoreline Department of Planning and Development Services, located at 1110 N. 175th St., Suite # 107.

This project will require preliminary formal subdivision approval, issuance of a site development permit, final formal subdivision approval, and building permits with associated mechanical and fire protection permits. Preliminary determination of the development regulations that will be used for project mitigation and consistency include, but are not limited to: the *Shoreline Municipal Code*, *Shoreline's Comprehensive Plan*, *International Building Code*, *International Fire Code*, and *King County Surface Water Design Manual*. Issuance of this Notice of Application does not constitute approval of the project for construction.

PUBLIC COMMENT

You are encouraged to submit written comments on this project to the Department of Planning and Development Services, 17544 Midvale Ave. N, Shoreline, WA 98133-4921. Written comments become part of the public record and must be received at the above address before 5:00 p.m. on Thursday, December 15, 2005. Upon request, a copy of the subsequent final decision on the project may be obtained.

For questions or comments, please contact Glen Pickus, Planner II, at 206-546-1249, gpickus@ci.shoreline.wa.us, or write to the above address.

The City's SEPA determination for this project may be appealed within 14 calendar days following the effective date of the determination. If an appeal is filed, the City will schedule an open record public hearing to be conducted by the Hearing Examiner. Appeals, including a \$380.00 fee, must be filed in writing with the City Clerk's Office located at 17544 Midvale Avenue N.

The City's decision on the preliminary formal subdivision application may be appealed to Superior Court within 21 calendar days following the effective date of the Notice of Decision.