

NOTICE OF PUBLIC HEARING

Wednesday, January 12, 2022 at 3:00PM

Virtual Online Meeting via Zoom Webinar

Application: LP-2021-067; 64 residential units (60 single-family and 4 duplex) proposed spanning Assessor's Parcels 37250, 37251, and 37253 in addition to two existing single family houses (one located on P37250, the other on P37251) with a roadway extension southerly to Cook Road across the westerly side of Assessor's Parcel 37256.

Applicant Contact: John Ravnik and Heike Nelson, PO Box 361, Burlington, WA 98233

Project Address: 503 and 505 F & S Grade Road, Sedro-Woolley, WA 98284. Assessor's Parcels 37250, 37251, 37253, 37256

Project: This proposal is for the construction of 64 residential units (60 single-family and 4 duplex) on 19.6 acres spanning Assessor's Parcels 37250, 37251, and 37253 in addition to two existing single family houses (one located on P37250, the other on P37251) with a roadway extension southerly to Cook Road across the westerly side of Assessor's Parcel 37256. The project also includes access, utilities, and open space amenities to serve all proposed lots. The expansion is proposed to be located southerly of F & S Grade Road and easterly of Klinger Estates and Thurmond Avenue. File #2021-067.

Public Comment: Interested persons may comment on the application, receive notice and participate in any hearings and request a copy of the decision. Written testimony may be submitted to: City of Sedro-Woolley Planning Department, ATTN: Assistant Planner, 325 Metcalf Street, Sedro-Woolley, Washington, 98284, or by email to nmcgowan@sedro-woolley.gov until 2:00 PM on the date of the public hearing.

Documents are available for review: Please contact the Assistant Planner, Nicole McGowan, by phone at (360) 855-0771 or e-mail at nmcgowan@sedro-woolley.gov to request documents, which will be made available electronically or mailed to the requestor. Electronic documents are available at no cost; paper copies will be provided at the requestor's cost. A staff report will be available seven days prior to the hearing.

Hearing Examiner: The Hearing Examiner will hold an open record public hearing on the proposed project at **3:00PM, Wednesday, January 12, 2022** via Zoom Webinar. There is no physical location for the hearing due to COVID-19 protocols. Based on the information presented to the Hearing Examiner and testimony at that hearing, the Hearing Examiner will make a decision whether to approve, approve with conditions, or deny the proposal.

Zoom Meeting: For information on how to join the remote meeting, visit the Planning Department hearing examiner page on the City of Sedro-Woolley's website: https://www.ci.sedro-woolley.wa.us/departments/planning/hearing_examiner.php

Notice Published: Thursday, December 30, 2021