

# City of Sultan

## NOTICE OF APPLICATION

### PROJECT INFORMATION

<b>Date of Application</b>	October 2, 2005
<b>Date Determined Complete:</b>	January 30, 2006
<b>Date of Notice of Application:</b>	February 6, 2006
<b>Applicant:</b>	Sultan 144 LLC
<b>Project Contact:</b>	Kevin O'Brien Sultan 144 LLC
<b>Project Description:</b>	The Applicant proposes to subdivide 21.84 site into 48 single-family detached dwelling units within the PUD-Single Family (PUD-SF) overlay zone. The current zoning of the 21.84 acres is Moderate Development (MD) Residential Development. The File Number FPPUD05-005.
<b>Location:</b>	The property is located south of 132 <sup>nd</sup> Street SE and approximately ¼ mile east of Sultan Basin Road. Tax Parcel Numbers 28083300202300 and 28083300202900. Physical address: 32712 - 132 <sup>nd</sup> Street SE, Sultan, WA.
<b>Other known Permits include:</b>	Development of the site will likely require fill and grade, Utility, Storm Water, Right-of-Way, Critical Areas, Landscaping and Building and Puget Sound Energy (PSE) Permits.
<b>Studies required with the Application include:</b>	Traffic, Wetlands and Critical areas, Geotechnical and Storm Drainage reports have been submitted.
<b>Environmental Determination:</b>	This proposal is currently under Environmental Review and a Determination will be issued and published at a later date.

This project will be reviewed for conformance with the Sultan Comprehensive Plan, and planning standards and specifications adopted by the State of Washington and the City of Sultan. Following the public comment periods, project and environmental reviews, the City Planner will schedule an Open Record Public Hearing before the Hearing Examiner. Staff reports and recommendations will be available 7 days in advance of the Open Record Hearing. The Examiner's recommendation will thereafter be presented to the City of Sultan City Council at a Closed Record Hearing for final action. Notice of Public Hearings will provide for as required under SMC 16.124.

### FILES AVAILABLE FOR PUBLIC REVIEW

The project files are available for public review and may be requested at Sultan City Hall, 319 Main Street, P.O. Box 1199, Sultan, Washington, 98294-1199. Copies of project files and information are available at 15 cents per page or at direct cost for larger maps and documents.

### OPPORTUNITY FOR PUBLIC REVIEW

The purpose of this notice is to provide public notification of the project submittal. Any person may comment on this Application. Public comments will be accepted until the end of a minimum comment period of 14 days, ending at 5:00 p.m February 20, 2006. Comments may be mailed or faxed to the following address:

City of Sultan  
Department of Planning  
319 Main Street  
P.O. Box 1199  
Sultan, WA 98294  
fax (360) 793-3344, Attn: Department of Planning

### DECISION AND APPEALS

The Decision of the City Council shall be final subject to the right to Appeal to the Superior Court. You may request a copy of the Decision and information about your appeal rights by calling the City of Sultan at (360) 793-2231.

Publish: February 6, 2006