



Public Hearing Notice

City of Tacoma

747 Market Street

Tacoma, Washington 98402-3766

August 7, 2008

Applicant Zone, LLC, P.O. Box 5159, Kent, WA 98064

Proposal **PLT2008-40000116209, SEP2002-00092**

The applicant is requesting approval of a Preliminary Plat for the development of "McKinley Hillside View", a 17 lot residential subdivision and private road tract for the construction of 17 single-family dwellings and associated site development activities. The development site is located in the "R-2" One-Family Dwelling District. The site, which is comprised of five tax parcels, contains approximately 141,201 square feet of lot area (3.24 acres). The proposed development will contain an average lot size of 6,390 square feet and a density of 5.25 dwelling units per acre.

Application Received: June 24, 2008 Application Complete: July 25, 2008

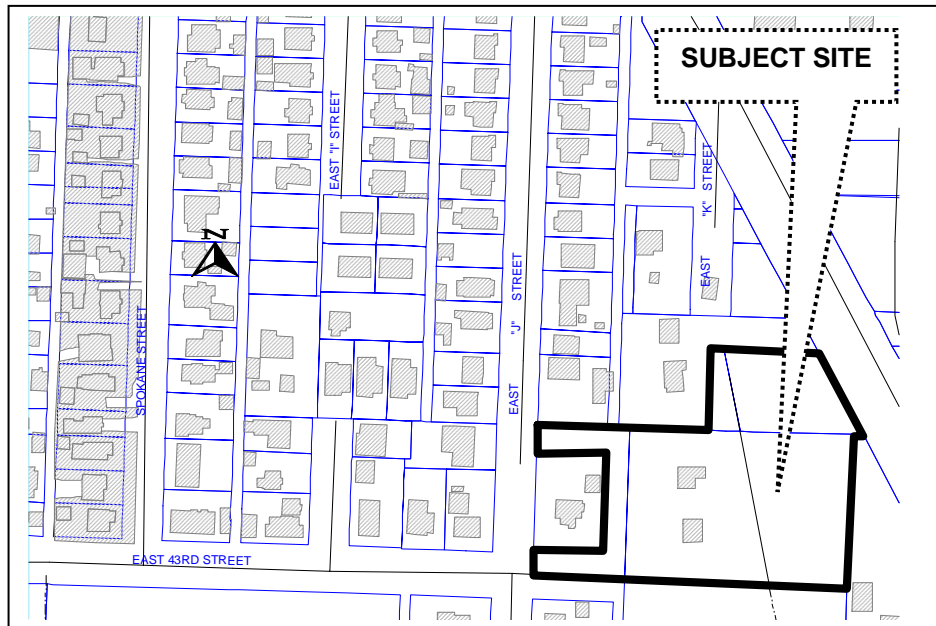
Location 1005 East 43rd Street, 1037 East 43rd Street, 4033 East 'K' Street, 4037 East 'K' Street, 4041 East 'K' Street

Parcel Numbers 0320153048, 0320153068, 0320153081, 0320153155, 0320153156

Access East 43rd Street

Public Hearing September 04, 2008
1:30 PM
City Council Chambers
First Floor, Tacoma Municipal Building
747 Market Street

You may testify in person at the public hearing or you may submit comments in writing prior to the public hearing to the staff contact listed.



Staff Contact	Cheri Gibbons 253-591-5379 cgibbons@cityoftacoma.org Building and Land Use Services Division Public Works Department 747 Market Street, Room 345 Tacoma, WA 98402
Applicable Regulations	<i>Tacoma Municipal Code (TMC):</i> 13.04 Platting & Subdivisions 13.06 Zoning 13.12 Environmental
Documents Used to Evaluate Proposal	City of Tacoma <i>Comprehensive Plan</i> Applicant's Environmental Checklist Storm Drainage Report Erosion Control Report Previously Approved 'As-built' Drawings
Additional Permits Which May be Required	Building Permits Grading Permit Work Order Permit Final Plat
Environmental Documents	The City of Tacoma, the lead environmental agency for this proposal, issued a Determination of Nonsignificance (DNS) for the project in March of 2003 (file number SEP2002-00092). Copies of the DNS may be obtained by contacting Cheri Gibbons, Building and Land Use Services Division, Public Works Department, 747 Market Street, Room 345, Tacoma, WA 98402 – 253-591-5379.
Project Schedule	Public Hearing Notice August 7, 2008 Environmental Determination March 17, 2003 Environmental Determination Appeal Deadline N/A Public Hearing Date September 4, 2008