



Public Hearing Notice

City of Tacoma

747 Market Street

Tacoma, Washington 98402-3766

July 28, 2008

Applicant Apex Engineering, PLLC, 2601 S 35th St Suite 200, Tacoma, WA 98409

Proposal **PLT2007-40000104858, SEP2007-40000104859 & WET2008-40000113679**

The applicant is requesting a Preliminary Plat for the development of "Watchtower Heights", a 65 lot subdivision for the construction of single-family dwellings. The applicant is also requesting a Wetland/Stream Exemption to determine if the project is exempt from the Wetland/Stream Development Permit process, as an existing driveway located on the westerly portion of the site interrupts the buffer from an off-site stream. The development site is located in the "R-1 VS" One-Family Dwelling District and View-Sensitive Overlay District. The site, which is currently 18.31 acres in area, consists of two parcels of land. The proposal would create a density of approximately 3.5 dwelling units per acre.

Application Received: October 19, 2007 Application Complete: November 19, 2007

Location 5585 Beverly Ave NE & 5920 Browns Point Blvd

Access Watchtower Road & Beverly Ave NE

Public Hearing September 11, 2008
9:30 AM
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	Dustin Lawrence 253-591-5845 dlawrence@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 13.11 Critical Areas Preservation 13.12 Environmental	
Documents Used to Evaluate Proposal	City of Tacoma <i>Comprehensive Plan</i> Applicant's Environmental Checklist Geotechnical Report Archaeological Investigation Soil Sampling Report Wetland Report Traffic Impact Analysis Stormwater Report	
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, has issued a Mitigated Determination of Nonsignificance (MDNS) for the project. The MDNS has been mailed to all parties of record who initially commented on the Environmental Checklist provided by the applicant. Copies of the MDNS may be obtained by contacting Dustin Lawrence, Building and Land Use Services Division, Public Works Department, 747 Market Street, Room 345, Tacoma, WA 98402 - (253) 591-5845.	
Project Schedule	Public Hearing Notice Environmental Determination Environmental Determination Appeal Deadline Public Hearing Date	July 28, 2008 July 22, 2008 August 5, 2008 September 11, 2008