

Everett Daily Herald

Affidavit of Publication

State of Washington }
County of Snohomish } ss

Michael Gates being first duly sworn, upon oath deposes and says: that he/she is the legal representative of the Everett Daily Herald a daily newspaper. The said newspaper is a legal newspaper by order of the superior court in the county in which it is published and is now and has been for more than six months prior to the date of the first publication of the Notice hereinafter referred to, published in the English language continually as a daily newspaper in Snohomish County, Washington and is and always has been printed in whole or part in the Everett Daily Herald and is of general circulation in said County, and is a legal newspaper, in accordance with the Chapter 99 of the Laws of 1921, as amended by Chapter 213, Laws of 1941, and approved as a legal newspaper by order of the Superior Court of Snohomish County, State of Washington, by order dated June 16, 1941, and that the annexed is a true copy of EDH952448 HARBOR'S EDGE as it was published in the regular and entire issue of said paper and not as a supplement form thereof for a period of 1 issue(s), such publication commencing on 04/13/2022 and ending on 04/13/2022 and that said newspaper was regularly distributed to its subscribers during all of said period.

The amount of the fee for such publication is \$93.15.

Subscribed and sworn before me on this 27th day of April, 2022.



Linda Phillips

Notary Public in and for the State of
Washington.
City of Everett (ALL Ad) | 14101569
NIELS TYGESEN

CITY OF EVERETT, WASHINGTON
Notice of Application, Optional DNS, and Public Hearing

PROJECT FILE SUMMARY

Project Name: Harbor's Edge
Project File No.: REV1122-001, REV1122-005
Applicant: Sage Homes Northwest, LLC
Date of Notice: 04.11.2022

PROJECT SITE SUMMARY

Project Address: 3618 W. Mukilteo Blvd
Tax Parcel #(s): 004336-000-048-02, 004336-000-047-00,
004336-000-046-00, 004336-000-045-00

Zoning: NB, Neighborhood Business
Land Use Designation: Commercial Mixed Use

PROJECT DESCRIPTION

Proposal to develop an approximately 1.45 acre site into 25 unit lot townhomes. Six building structures with townhomes (single-family attached) are proposed, comprising 1 tri-plex, 3 four-plexes, and 2 five-plexes. There will be one access point off W. Mukilteo Blvd. An existing wetland on-site will be mitigated with credits to the Skvkomish Habitat Mitigation Bank. The applicant is seeking to utilize the unit lot development process to sell the units as lease-simple vs. condo.

PUBLIC COMMENT PERIOD

An application for the proposed project was submitted to the Office of Community, Planning, & Economic Development on January 13, 2022 and was determined to be complete on February 10, 2022. Written comments on the application are solicited and must be received at the Office of Community, Planning, and Economic Development, 2930 Wetmore Avenue, Suite 8-A, Everett, Washington by April 25, 2022 or submitted at the public hearing. Any person may comment on the application, participate in the public hearing, and request a copy of the decision once made. The decision may be appealed to Snohomish County Superior Court in accordance with Chapter 36.70C RCW.

The City expects to issue a Determination of Non-Significance (DNS) for the proposal. The optional DNS process is being used under WAC 197-11-355. This may be the only opportunity to comment on the environmental impacts of the proposal. The proposal may include mitigation measures under applicable codes, and the project review process may incorporate or require mitigation measures regardless of whether an EIS is prepared. A copy of the subsequent threshold determination for the specific proposal may be obtained upon request.

Public Hearing: The public will have the opportunity to provide testimony to the City of Everett Hearing Examiner at the public hearing.

Date & Time: Thursday, April 28, 2022 at 1:00 PM

The hearing will be held virtually using Microsoft Teams. For more information on how to attend and participate in the hearing please go to the announcement section of the planning webpage at: www.everetwa.gov/342/planning.

Required Permits:

Land Use Permit, Public Works Permit, Building Permit
Environmental Documents and Studies: Geotech Report March 31 2003, Geotech Update December 17, 2021, Preliminary Drainage Report December 17, 2021, SEPA Checklist December 22, 2021, Stormwater Pollution Prevention Plan December 17, 2021, Traffic Analysis December 17, 2021, Wetland Report December 20, 2021.

Applicable Development Regulations:

Everett Municipal Code, Building and Fire Code, Public Works Standards Manual, and Stormwater Manual

The project will be required to be consistent with all applicable development regulations and the City's Comprehensive Plan. Information necessary to analyze this proposal are on file with the Office of Community, Planning, & Economic Development and may be reviewed online at <https://pw.everetwa.gov>. If you have any questions about this proposal, please contact Niels Tygesen at ntygesen@everetwa.gov for information.

Published: April 13, 2022.

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