



CITY OF EDMONDS
NOTICE OF DEVELOPMENT APPLICATION
AND COMMENT PERIOD

NAME OF APPLICANT: Arne Gaenz

DATE OF APPLICATION: 4/13/2023

DATE OF COMPLETENESS: 4/13/2023

DATE OF NOTICE: 4/27/2023

FILE NO.: PLN2023-0013

PROJECT LOCATION: 963 Main St., Edmonds, WA

PROJECT DESCRIPTION: Application for critical areas reasonable economic use variance. The site is zoned Single-Family Residential (RS-6).

REQUESTED PERMIT: Variance Permit – Type III-B hearing examiner decision. Information on this application can be viewed at the City of Edmonds Development Services Dept., 121 5th Ave. N, Edmonds, WA 98020, or on the City's Online Permits website - permits.edmonds.wa.us/citizen. Search for PLN2023-0013.

OTHER REQUIRED PERMITS: New Single-Family Residence

REQUIRED STUDIES: Stream classification and wetland delineation (submitted)

EXISTING ENVIRONMENTAL DOCUMENTS: Critical Areas Determination (CRA2022-0173)

COMMENT PERIOD: **Comments due by May 11, 2023.** Any person has the right to comment on this application during the public comment period, receive notice and participate in any hearings, and request a copy of the decision on the application. The City may accept public comments at any time prior to the closing of the record of an open record pre-decision hearing, if any, or, if no open record pre-decision hearing is provided, prior to the decision on the project permit. Only parties of record as defined in ECDC 20.06.020 have standing to initiate an administrative appeal.

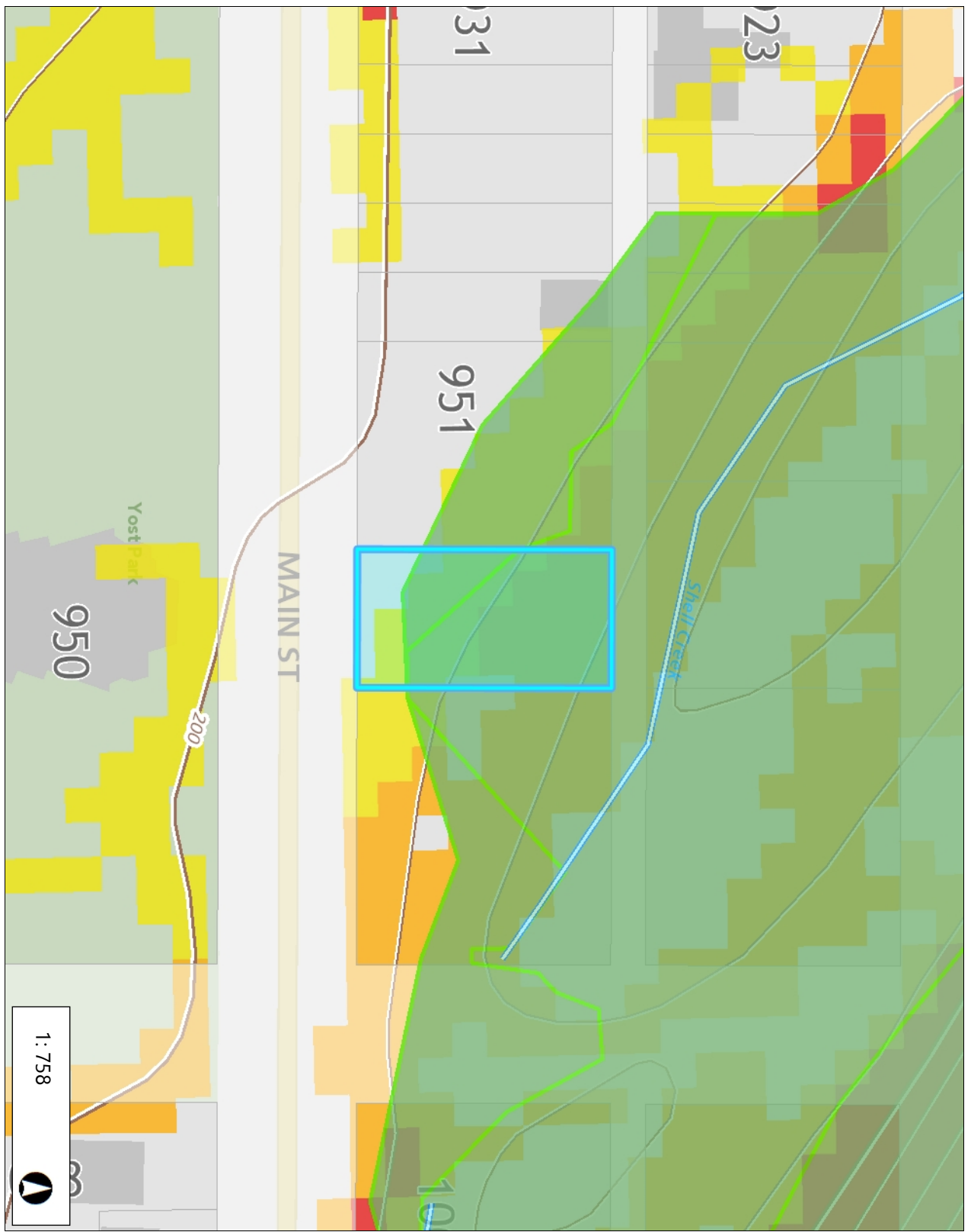
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City of Edmonds

PLN2023-0013



1: 758

0 63.15 126.3 Feet
WGS_1984_Web_Mercator_Auxiliary_Sphere
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This map is a user generated static output from an Internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable.

THIS MAP IS NOT TO BE USED FOR DESIGN OR CONSTRUCTION

Legend

- Creeks
- Seismic Hazard Areas
- Earth Subsidence and Landslide / Minimum Buffer Adjacent to Haz
- Wetlands
- Wetlands Boundary
 - Wetland Boundaries Not Complete
 - Wetland Known Extents
- Floodplains
 - A
 - AE
 - VE
 - X
- DOH Wellhead Protection Areas
 - 6 Month
 - 1 Year
 - 5 Year
 - 10 Year
 - Buffer Zone
- Rezoning
 - PRD
 - ROW
- Contour Lines
 - 10
 - 50, 100
- Landslide Hazard Area

Notes

Critical Areas Reasonable Economic Use Variance