**Town of Yacolt Town Council**

**Notice of Application and for Public Hearing**

 **DATE: Monday April 4, 2016**

 **TIME: 7:00 p.m.**

 **LOCATION: Town of Yacolt Council Chambers**

 **202 W. Cushman**

 **Yacolt, WA 98675**

**SUBJECT: The Town Council will hold a Public Hearing on the application, SEPA review by Avery Meadows, Brandon Hendrickson**

**NOTICE IS HEREBY GIVEN** that the Town of Yacolt has received a Preliminary Plat Application for 4.53 acre 10 home housing sub-division. Pursuant to Ordinance #371, the Town of Yacolt established a comment period on said application and scheduled a public hearing on the application and the proposed development.

 Date of Application: January 28, 2016,

 Date Applications was determined complete February 1, 2016

 Date of Notice of Complete Application: February 1, 2016.

 Date of receipt of SEPA: February 1, 2016

 Description of Proposed Project: Applicant proposed the placement of 9 single family homes on Jones Street, Yacolt, WA.

 The Application does not include applications for a building permit or electrical permit.

 Existing environmental documents that evaluate the proposed project: Said document(s) are available for review and comment in the same manner as described herein for the Application.

 The public has the right to comment on the Application; to receive notice of and participate in any hearings; to request a copy of the decision once made; and to any appeal rights that may apply.

 Date of Public Hearing Short Plat: March 7, 2016

 The deadline for submitting written comments is March 30, 2016 written comments received by the Town on or before March 30, 2016, will be considered by the Town Council.

 The public has the right to comment on the Application; to receive notice of and participate in any hearings; to request a copy of the decision once made; and to any appeal rights that may apply.

 A consolidated staff report and the SEPA review will be available for inspection by the public at no cost beginning March 16, 2016.

 The deadline for submitting a SEPA appeal is March 30, 2016

 Name and contact information for applicant / applicant’s representative:

 Evergreen Dwellings

 Brandon Hendrickson

 PO Box 1535

 Brush Prairie, WA. 98606

 360.752.7661

 The proposed application is for Avery Meadows Subdivision the site is located Jones Street, Parcel 229859-000 Yacolt, WA. 98675. The application proposes to subdivide 4.53 acres into 10 single family detached lots in the R1-12.5 zoning. Frontage improvements including right of way dedication, street construction, and installation of sidewalks will be completed on W. Jones Street when it is extended onto the site and terminates with a cu-de-sac. A shared driveway coming off the end of W. Cushman Street will serve lots 1-3. Lots 8 and 10 will have direct driveway access to WQ. Jones Street. Lot 9 will take access off of the W Humphrey Street. No private roads are proposed on site. Site improvements and homes are tentatively scheduled to be constructed in summer 2016.

 Information about the application may be examined by the public at Yacolt Town Hall, 202 W. Cushman, Yacolt, Washington, on business days between the hours of 8 am and 5 pm.

 Information will be available if / when Applicant applies for a building permit or other required permits through Yacolt Building Department and/or others as applicable.

 The authority for this review is described in Ordinance #371 of the Town of Yacolt. The public hearing will be conducted in accordance with the rules of procedure adopted by the review authority.

For further information, please contact Cindy Marbut at 360.686.3922

**THE PUBLIC IS WELCOME, AND INVITED** to attend this public hearing. Dated this 14th Day of March, 2016

 Cindy Marbut

 Town Clerk/Treasurer