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Public Notice of Application

December 6, 2013



# CITY OF BLACK DIAMOND

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## NOTICE OF APPLICATION PRELIMINARY PLAT

**Notice Released: December 6, 2013**

The City of Black Diamond has received the following application that may be of interest to you. The application and any related documents are available for public review during normal business hours at the City of Black Diamond, 24301 Roberts Drive, Black Diamond, WA. For additional information, please contact the Community Development Department at 360-886-5700.

**Project Name:** The Villages MPD Phase 2 Plat C Preliminary Plat

**Application Date:** November 8, 2013

**Complete Application Date:** December 3, 2013

**Application Number:** PLN13-0027

**Name of Applicant:** BD Village Partners, 10220 NE Points Drive Suite 310, Kirkland, WA 98033

**Project Description:** Subdivision of approx. 136 acres within The Villages Master Planned Development (MPD) into 203 lots and 5 future development tracts. Twenty additional tracts are proposed for utility, access, parks and open space uses and sensitive areas. The 203 lots are detached single family alley and front loaded lots. The project includes street and utility improvements in order to serve the plat and associated site preparation and grading.

**Location:** South of Roberts Drive and SE of The Villages MPD Phase 1A Preliminary Plat, generally within the SE ¼ and portions of the SW ¼ of Section 15, Township 21 North, Range 6 East and limited areas of the NW ¼ of Section 22. Tax parcels: 1521069108, 1521069096 and 2221069004.

**Environmental Documents:** A SEPA checklist and supporting studies were filed with the application. The City anticipates adopting the Final Environmental Impact Statement (FEIS) for The Villages MPD, dated December 11, 2009, for purposes of SEPA compliance. This document is currently subject to an appeal with the Court of Appeals.

**Requested Approvals:** Preliminary Plat approval

**Staff Contact:** Stacey Welsh, Community Development Director, City of Black Diamond, 360-886-5700

You are invited to express comments, request a copy of the decision when it becomes available, and be made aware of any appeal rights. Written comments may be submitted to the Community Development Department, at the address noted above.

**INITIAL COMMENTS RELATED TO THIS APPLICATION ARE REQUESTED BY 5:00 P.M. ON  
DECEMBER 20, 2013.**

There will be more opportunities to comment on this proposal, as a public hearing before the City of Black Diamond Hearing Examiner is required for a Preliminary Plat. Once scheduled, a separate Notice of Public Hearing will be mailed.