



CITY OF BLACK DIAMOND

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NOTICE OF APPLICATION – SITE PLAN REVIEW

Notice Released: April 2, 2019

The City of Black Diamond has received the following application that may be of interest to you. The application and related documents are available for public review during normal business hours at the Master Development Review Team (MDRT) building located at 24301 Roberts Drive, Black Diamond.

Project Name: The Village at Ten Trails

Application Date: February 13, 2019

Complete Application Date: March 20, 2019

Application Number: PLN19-0013

Applicant: Eagle Creek Land & Development, LLC

Project Description: The applicant is requesting Site Plan Approval for a 176-unit multi-family housing proposal within the approved Ten Trails Master Planned Development Phase 1A Plat. 168 units will be distributed between 14 3-story buildings and 8 units will be distributed between 4 2-story buildings. In association with the construction of the buildings, site improvements will be installed including an amenity building, a pool, a child play area, 327 parking stalls, internal walking paths, site landscaping, and internal utility connections.

Location: The proposal is located on an unaddressed site within the Ten Trails Master Planned Development Phase 1A Plat. It is located on the southern frontage of SE Auburn-Black Diamond Road at the western boundary of the City; within a portion of the northwest Quarter of Section 15 Township 21 North, Range 6 East, King County, WA.

Parcel Number: 857604-1710

Environmental Documents: The City has adopted the Final Environmental Impact Statement (FEIS) prepared for The Villages Master Planned Development. The environmental impacts for this proposal were detailed in the SEPA Mitigated Determination of Non-Significance (MDNS) issued for The Villages Phase 1A Preliminary Plat (PLN11-0002).

Requested Approval: Site Plan Review, Type 2 – Administrative Decision

Staff Contact: Alex Campbell, AICP – Master Development Review Team (MDRT) Senior Planner City of Black Diamond. Phone: 360-851-4448; Email: acampbell@blackdiamondwa.gov

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 during the public comment period, which is 14 days from the date of this notice, to the Master Development Review Team, 24301 Roberts Drive (in person) or PO Box 599 (via regular mail), Black Diamond, WA 98010. Comments may also be emailed to Alex Campbell at acampbell@blackdiamondwa.gov.

**COMMENTS RELATED TO THIS APPLICATION ARE REQUESTED BY
5:00 P.M. on April 16, 2019.**