



CITY OF BLACK DIAMOND

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NOTICE OF APPLICATION AND PUBLIC HEARING VARIANCE APPLICATION

Notice Released: January 7, 2016

The City of Black Diamond has received the following development 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 Community Development Department at the address noted above.

Project Name: Paige Setback Variance

Application Date: Initial Submission: November 12, 2015, Final Revision: December 16, 2015

Complete Application Date: December 30, 2015

Application Number: PLN15-0055

Name of Applicant: Jeff Pike, 31827 Thomas Rd SE, Auburn, WA 98092

Property Owner: Steve & Annie Paige, 29873 232nd Ave SE, Black Diamond, WA 98010

Project Description: Request is for a variance from the 7 foot side yard setback requirement on a 0.24 acre site which is zoned R4 Single Family Residential for the construction of a carport. The proposed carport will be setback from the side property line approximately 3 ½ feet.

Location: 29873 232nd Ave SE, Black Diamond, WA 98010 within a portion of the southwest ¼ of Section 3, Township 21 North, Range 6 East, Willamette Meridian, King County, WA.

Parcel Number: 4067600370

Public Hearing: January 21, 2016, 5:30 pm, City of Black Diamond Council Chambers, 25510 Lawson Street. In accordance with BDMC 2.30.090, the staff report will be available on the City website no later than January 14, 2016.

Environmental Documents: The project is exempt from SEPA per WAC 197-11-800(6)(e)

Other Permits: Accessory structure Building Permit, to be applied for pending variance approval

Requested Approval: Variance approval, Type 3 – Quasi-Judicial, Hearing Examiner decision

Staff Contact: Alex Campbell, Community Development Department, City of Black Diamond, 360-886-5700 ext. 5730, acampbell@ci.blackdiamond.wa.us

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 Community Development Department, 24301 Roberts Drive (in person) or PO Box 599 (via regular mail), Black Diamond, WA 98010.

**INITIAL COMMENTS RELATED TO THIS APPLICATION ARE REQUESTED BY
5:00 P.M. ON January 21, 2016.**