



# NOTICE OF APPLICATION & Optional DNS NOTICE OF PUBLIC HEARING

Planning and Economic Development Department  
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## Release of Concomitant Agreement for THE Trident Business Park, Type V Permit

**Comments Due: November 2, 2018**

**City Council Public Hearing: November 7, 2018**

The City of Poulsbo has received a permit application for the following project that may be of interest to you. The public has the right to review contents of the official file for the proposal, provide written comments, participate in any public hearings, and request a copy of the final decision.

<b>File No.:</b>	P-11-01-17-01	<b>Zoning:</b>	Light Industrial
<b>Counter Complete:</b>	September 17, 2018	<b>Technical Completion</b>	October 16, 2018
<b>Notice of Application:</b>	October 19, 2018	<b>Tax Parcel:</b>	102601-4-028-2003 112601-3-003-2003
<b>Site Location:</b>	21868 Viking Avenue NW		
<b>Applicant/Owner:</b>	Edward Rose Millennial Development LLC   38525 Woodward Ave, Bloomfield Hills, MI 48304		
<b>Project Description:</b>	The proposal is to release a concomitant agreement attached to the site formerly known as the Trident Business Park (Planning File #2-26-87-2). The concomitant agreement was to rezone the properties from R-1 Residential Single Family to BLI Business Light Industrial. Parcel 102601-4-028-2003 previously was the Recycling Center and parcel 112601-3-003-2003 is vacant/undeveloped. The applicant wishes to clear the property title of the concomitant agreement for future development.		
<b>Permits Included in Application:</b>	Type V – Release of Concomitant Agreement SEPA Threshold Determination for the concomitant agreement release		
<b>Permits NOT Included in Application:</b>	Permit application for redevelopment or new development on the site.		
<b>Environmental Review:</b>	The City of Poulsbo has reviewed the proposed project for probable adverse environmental impacts and expects to issue a determination of nonsignificance (DNS) for this project. The Optional DNS process in WAC 197-11-355 is being used. <b><i>This may be the only opportunity to comment on the environmental impacts of the proposed project.</i></b> The proposal may include mitigation measures under applicable codes, and the project review process may incorporate or require mitigation measures regardless of whether an EIS is prepared. A copy of the subsequent threshold determination for the proposal may be obtained upon request.  Agencies, tribes, and the public are encouraged to review and comment on the proposed project and its probable environmental impacts. <b>COMMENTS MUST BE SUBMITTED BY NOVEMBER 2, 2018</b>		
<b>Public Hearing Date:</b>	<b>November 7, 2017</b>		
<b>Public Hearing Time:</b>	The public hearing is to begin at 7:00pm or as soon thereafter as the matter may be heard according to the meeting agenda.		

**Public Hearing Location:**

Poulsbo City Hall Council Chambers, 200 NE Moe Street, Poulsbo, WA 98370

**Hearing Information:**

The City Council public hearing is scheduled for November 7, 2018. City Council is the review and decision-making authority for the Land Division Ordinance Update. Hearing procedures are available from the PED Department and City Clerk's office and are conducted based on Robert's Rules of Order. All interested people are invited to attend the hearing. If you are unable to attend, your written comments, received no later than the date and time scheduled for the hearing, will be given careful consideration by the City Council and made a part of the record. Testimony will be allowed on the proposal.

The following procedural rules have been established for public hearings to allow a fair and orderly hearing:

1. The length of time given to individuals speaking for or against a proposal may be determined by the City Council prior to the application be considered.
2. A speaker representing each side of the issue is encouraged.

**Public Comment Period:**

The minimum public comment period shall be 14 calendar days. The public may comment on the application and the minimum comment period will remain open until **November 2, 2018**. The public may request a copy of the decision once made. Public comments may be mailed, emailed, personally delivered or faxed to the City.

**Staff Report:**

The staff report will be available for review at no cost at least 7 calendar days before the public hearing date and a copy will be provided at a reasonable cost.

**Examination of File:**

The complete application file may be examined at the PED Department, Poulsbo City Hall, 200 NE Moe Street, from 8:30 a.m. to 4:30 p.m. Monday through Friday.

**Review Authority:**

The City Council is the review authority for this Type V application.

**Contact:**

[Planning&econ@cityofpoulsbo.com](mailto:Planning&econ@cityofpoulsbo.com) or (360) 394 -9748

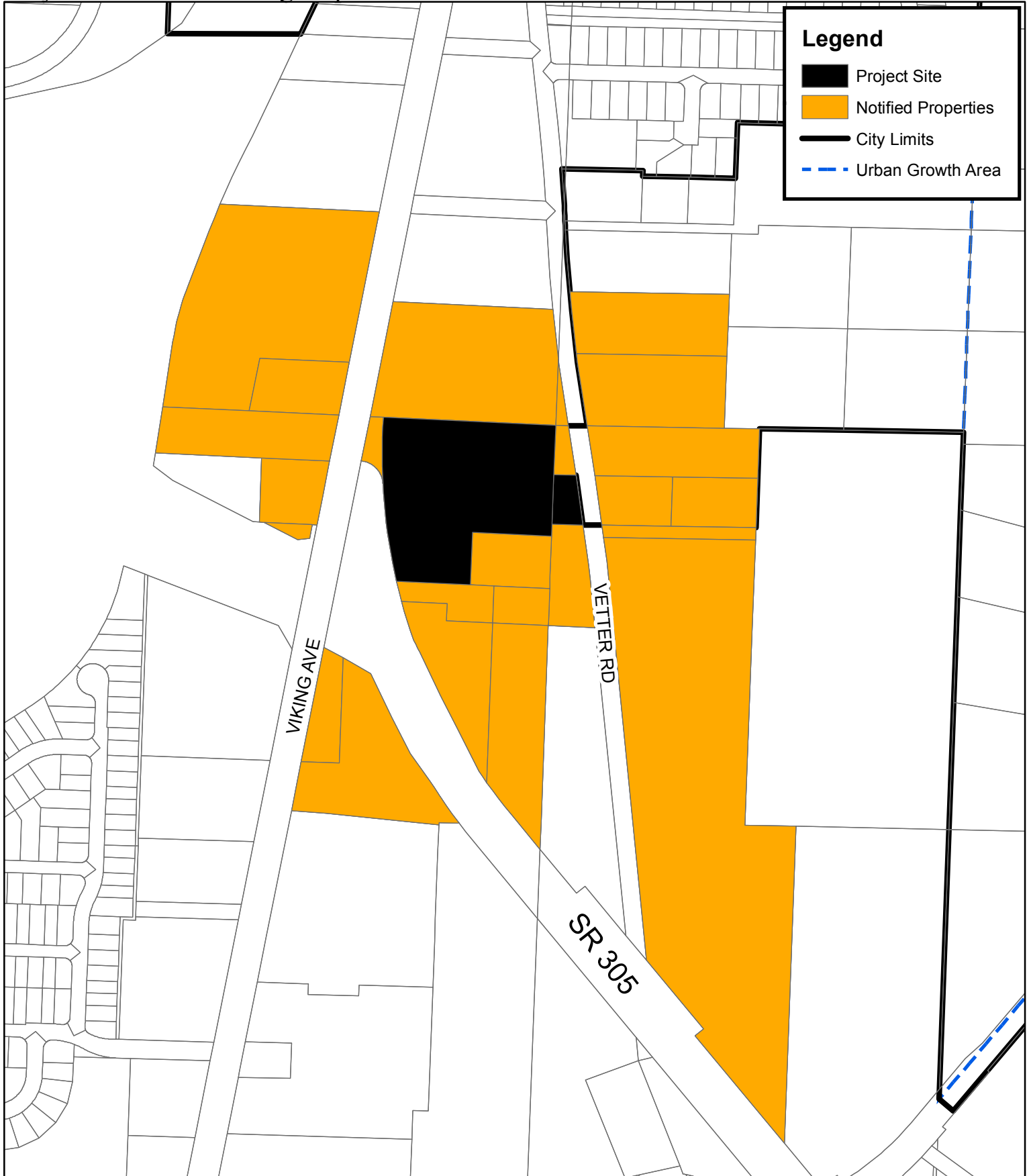
**Site Map:**

See attached.



# Notice Map

City of Poulsbo Planning Department



**Legend**

- Project Site
- Notified Properties
- City Limits
- Urban Growth Area

