

To: LEGAL NOTICES

Publication Date:

NOTICE OF MITIGATED DETERMINATION OF NONSIGNIFICANCE (MDNS)

The City of Bainbridge Island has made a decision concerning the following land use application:

Date of Issuance: March 22, 2018
Project Name & Number: Wallace Cottages HDDP PLN50589 SUB
Project Type: Preliminary Subdivision
Applicant: POCONOS HEALTH INC
Owner: 272502-1-023-2005; 272502-1-153-2007; 272502-1-154-2005;
Tax Parcel Number: 272502-1-155-2005

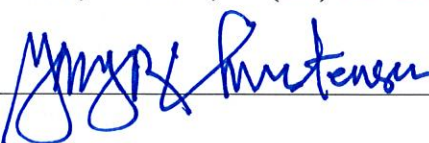
Project Description: 19 lot long subdivision on 2.47 acres under Tier II HDDP land use process

SEPA Decision: The City of Bainbridge Island (lead agency) has determined that the proposal does not have a probable significant impact on the environment if measures to mitigate the proposal are used. This MDNS is issued under WAC 197-11-340 (2) & WAC 197-11-350. This determination was made and mitigation measures were applied after review of a completed environmental checklist and other information on file with the lead agency. This information is available to the public upon request. An environmental impact statement (EIS) is not required under RCW 43.21C.030 (2) c.
The lead agency will not act on this proposal for 14 days. Comments must be submitted by no later than 4:00 p.m. on April 5, 2018.

Responsible Official: Gary R. Christensen, A.I.C.P.

Address: City of Bainbridge Island
Department of Planning and Community Development
280 Madison Avenue North
Bainbridge Island, WA 98110, (206) 842 - 2552

Signature:

 Date: 3/22/18

APPEAL: You may appeal this determination by filing a written appeal and paying the \$530.00 appeal fee to the City Clerk, at 280 Madison Avenue North, Bainbridge Island, WA 98110, in accordance with the procedures set forth in the Bainbridge Island Municipal Code, Section 16.04.170 by no later than **4:00 p.m. April 5, 2018. You should be prepared to make specific factual objections**

If you have any questions, contact:
Kelly Tayara
City of Bainbridge Island
280 Madison Ave North
Bainbridge Island, WA 98110
206-780-3787 or pcd@bainbridgewa.gov

Mitigation measures for Wallace Cottages SUB SEPA Determination

This threshold determination is for file number PLN50589 SUB. A threshold determination under the State Environmental Policy Act in no way allows construction work to commence without appropriate construction permits, such as a building or grading permit. Mitigation measures become conditions of approval for the permit.

SEPA Condition

1. To mitigate recreation and transportation impacts, the perimeter of the northern open space shall be fenced and provide a gate which is located proximate to Wallace Way. To avoid adverse aesthetic impact, appropriate materials which afford visual access to the open space (e.g. picket fence rather than chain link) shall be used, and the fence shall be four feet in height.