



## REVISED NOTICE OF APPLICATION

### Bozarth Multi-Family

### Boundary Line Adjustment, Site Plan Review, Variance & SEPA DNS

<b>Land Use Application Nos.:</b>	BLA-22-001, SPR-22-002 (Site Plan Review), VAR-22-001, SEP-22-002 (SEPA)
<b>Applicant:</b>	Windsor Engineers Daniel Koistinen P.O. Box 3506 Duluth, Minnesota 55803
<b>Property Owner:</b>	Belcorp Andrew Bell P.O. Box 23 Yacolt, WA 98604
<b>Parcel:</b>	505030200, 5052501
<b>Zoning Designation:</b>	High Density Residential (HDR)
<b>Date Application Received:</b>	December 8, 2021
<b>Fully Complete:</b>	Last submittal on February 1, 2022
<b>Notice of Application &amp; Likely DNS issued:</b>	Revised: March 31 <sup>st</sup> 2022 Original: February 28 <sup>th</sup> 2022
<b>Publish:</b>	March 9th, 2022, Battle Ground Reflector
<b>Comment Due Date:</b>	Revised: April 14 <sup>th</sup> 2022 Original: March 23 <sup>rd</sup> 2022

### I. DESCRIPTION OF PROPOSAL

Applicant proposes to consolidate two lots on the corner of Bozarth and 5<sup>th</sup> Street and construct a new 15-unit apartment building requiring a minor height variance.

### II. LOCATION OF PROPOSED DEVELOPMENT

The development is proposed at 560 Bozarth Avenue in Woodland Washington. The two lots are 0.66 acres in size.

### III. ENVIRONMENTAL REVIEW

The City of Woodland has reviewed the proposed project for probable adverse environmental impacts and expects to issue a determination of non-significance (DNS) for this project. The optional DNS process in WAC 197-11-355 is being used. This may be your only opportunity to comment on the environmental impacts of the proposed project. The proposal may include mitigation measures under applicable codes, and the project review process may incorporate or require mitigation measures

regardless of whether an Environmental Impact Statement 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. **Comments must be submitted by 5 p.m. on April 14th, 2022 to:**

City of Woodland  
Community Development Department  
c/o David Lukaczer  
PO Box 9, 230 Davidson Avenue  
Woodland, WA 98674

Email: [lukaczerd@ci.woodland.wa.us](mailto:lukaczerd@ci.woodland.wa.us)  
Phone: 360-225-7299  
Fax: 360-225-7336

#### IV. EXISTING ENVIRONMENTAL DOCUMENTS

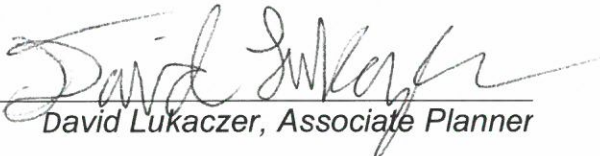
1. SEPA Checklist
2. Critical Areas Checklist

Application materials including the document listed above can be reviewed by contacting the SEPA responsible official (see contact information in Section III above). Plans and documents regarding this proposal can be found at <https://www.ci.woodland.wa.us/projects>.

#### V. REVIEW AUTHORITY

Per WMC 19.08.030, site plan reviews and minor variances shall be reviewed by the Development Review Committee. After the close of the comment period, the City will review any comments on the impacts of the project and decide whether to proceed with issuing a decision on the project.

This may be your only opportunity to comment on the impacts of the proposed project.

Date: 3/31/2022 Signature:   
David Lukaczer, Associate Planner

Published in the Reflector: March 9th, 2022

Cc: Applicant  
Owner  
Mayor  
City Engineer, Gray and Osborne  
Planning Commission  
City Administrator

Building Official  
Fire Marshal  
City of Woodland Website  
Counter Copy  
Department Heads  
File