



City of Monroe
806 West Main Street, Monroe, WA 98272
Phone (360) 794-7400 Fax (360) 794-4007
www.monroewa.gov

NOTICE OF LAND USE APPLICATION

NOTICE IS HEREBY GIVEN that the City of Monroe has received an application for a Preliminary Plat as described below:

PROJECT NAME: Blueberry Meadows Subdivision

PROJECT FILE#: PL2019-01

APPLICANT: David Remlinger for The Blair Group, LLC

OWNER: The Blair Group, LLC, P.O. Box 177, Carnation WA. 98014

PROJECT LOCATION: The site is located on the 18900 block of Blueberry Lane, Monroe, Washington, 98272. Snohomish County Tax Parcel Number: 27060100107100.

PROJECT DESCRIPTION: The applicant is requesting preliminary plat approval for a 29-lot subdivision on approximately 3.0 acres in the Multi-Family Residential (R25) zoning district with associated grading, drainage improvements, landscaping, and street frontage improvements.

PERMITS/APPROVALS REQUIRED: Preliminary Subdivision Approval, Environmental Review, Grading/Engineering Permits, and any State and Federal Permits if applicable.

STUDIES REQUIRED: Traffic Study, Drainage Report, Environmental Checklist, Geotechnical Report, Critical Areas Report.

APPLICATION PROCESS: A preliminary plat is a public hearing review process per City of Monroe Municipal Code (MMC) Chapter 22.84. It requires a public hearing, which will be noticed separately and conducted before the Hearing Examiner.

APPLICATION DATE: April 10, 2019

NOTICE OF COMPLETE APPLICATION: May 7, 2019

DATE OF NOTICE OF APPLICATION: May 20, 2019

PUBLIC COMMENT PROCEDURE: Submit written comments on or before 5 p.m., June 3, 2019. Comments should address completeness of the application, quality or quantity of information presented, and the project's conformance to applicable plans or code.

STAFF CONTACT: Shana Restall, Principal Planner @ (360) 863-4608 or srestall@monroewa.gov.

All documents are available for review Monday-Friday, 8:00-5:00 p.m., excluding holidays, at Monroe City Hall, 806 West Main St Monroe, WA 98272 and online at:

<http://www.monroewa.gov/818/Blueberry-Meadows>.

A decision on the application will be made within 120 days from the date of the letter of completeness.