



February 11, 2014

NOTICE OF APPLICATION FOR: Proposed Duplex and Associated Site Improvements, Oak Grove Lot C

**APPLICATIONS: Site Plan Review (SIT-13-01)
Landscape Plan (PLN-13-04)
Transportation Concurrency (TRC-13-01)
SEPA (SEP-13-05)
Shoreline Substantial Development Permit (PLN-13-05)**

PROJECT PROPOSAL AND LOCATION: The applicant is proposing to construct a two-story duplex residential structure with other improvements including driveways and landscaping on Lot C of Oak Grove Addition located at 1188 E Pioneer Way (Parcel #s S7738-08-00001-0, S7738-08-00002-0). The residential units will be 2390 square feet and 1128 square feet, respectively. The units will be separated vertically with the lower level comprising one unit and the main and 2nd levels comprising the second unit.

Plans for the proposal are available for review at the City of Oak Harbor's Development Services Department, located in City Hall. For more information, please call (360) 279-4510.

DETERMINATION OF COMPLETENESS: Site Plan Review (13-01), Landscape Plan (PLN-13-04), Transportation Concurrency (TRC-13-01), SEPA (SEP-13-05), and Shoreline Substantial Development Permit (PLN-13-05) submitted October 7, October 16, 2013 and January 22, 2014 by Mr. David Sherman, Island Associates, LLC on behalf of the property owner, Alpine Village, Inc. have been determined complete for the purpose of processing on February 5, 2014.

PUBLIC COMMENT PERIOD:

If you have questions regarding the proposal, or would like to review the project plans please contact the Development Services Department, located in City Hall, at (360) 279-4510, between 8:00 a.m. and 5:00 p.m., Monday thru Friday.

To make written comments on this proposal, please mail or hand-deliver specific comments to: City of Oak Harbor, Development Services Department, 865 SE Barrington Drive, Oak Harbor, WA 98277, no later than **5:00 p.m. on March 12, 2014.**

To receive notification of the decision on this proposal, please send a self-addressed, stamped envelope and request a Notification of Decision for SIT-13-01, PLN-13-04, TRC-13-01, SEP-13-05, and PLN-13-05 from the City of Oak Harbor, Development Services Department, 865 SE Barrington Drive, Oak Harbor, WA 98277.

OTHER PERMITS ON FILE: None at this time

ENVIRONMENTAL DOCUMENTS: SEPA Environmental Checklist and Geotechnical Engineering Evaluation Services Report by Geotest Engineers submitted on January 22, 2014 on file with the City of Oak Harbor Development Services Department, 865 SE Barrington Drive, Oak Harbor, WA 98277.

APPLICABLE DEVELOPMENT REGULATIONS: The list of applicable development regulations includes, but is not limited to OHMC Chapters 19.20 "Zoning", 19.44 "Parking", 19.46 "Landscaping and Screening", 19.48 "Site Plan Review Procedures", the City of Oak Harbor "Design Regulations and Guidelines", and the City of Oak Harbor adopted "Shoreline Master Program."

APPEALS: The decision on this application is appealable within 14 calendar days after the notice of decision has been issued and must be filed in accordance with Oak Harbor Municipal Code (OHMC) 18.20.510 -.530.

Lisa Bebee
Permit Coordinator

Published: Whidbey News Times
Date: February 12, 2014



Legend

- Parcel Number (Parcel Number)
- Platted Lot Number
- Island County Parcels
- Quarter Section Boundary
- City/Town Limits
- Roads
- Water

SW 1/4 Sec:1 Twp.32 R.1E

0 130 260 520 780 1,040 Feet

Map ID: 82

Adjacent Maps by Map ID

These maps were created from available public records and existing map sources, and from different surveys and their surveys. Map features from all sources have been adjusted to achieve a "best fit" registration to the Ownership parcels. With great care was taken in this process, maps from different sources rarely agree as to the precise location of geographic features. The relative positioning of map features to one another results from combining different map sources without field ground checks.

DO NOT USE AS A LEGAL DOCUMENT

ISLAND COUNTY
ASSESSORS

Island County Assessor's Maps
Updated 12/31/2013