



Community Development Department Notice of Public Hearing and Determination of Nonsignificance City Council

SUBJECT: ESHB 1923 – Form Based Code Changes

DESCRIPTION: The City of Sultan is updating various sections of its zoning and subdivision code to increase urban residential building capacity. This includes considering revisions to the code sections related to including form-based zoning requirements for multifamily development and commercial uses in the Urban Center zone. The draft code changes that has been developed can be viewed at City Hall or on the City of Sultan website.

PUBLIC HEARING: The City of Sultan will hold a Public Hearing before the City Council at their October 28, 2021 meeting at 7:00 PM. The meeting will be held remotely on the Zoom meeting platform. Instructions on how to attend the meeting via zoom will be available online at <https://ci.sultan.wa.us/205/City-Council>

THRESHOLD DETERMINATION: Threshold Determination: The lead agency for this proposal has determined that it does not have a probable significant adverse impact on the environment. An environmental impact statement (EIS) IS NOT required under RCW 43.21C.030(2)(c). This decision was made after review by City Staff of a completed environmental checklist and other information on file with this agency. This information is available for public review upon request. This DNS is issued under WAC 197-11-340(2). The lead agency will not act on this proposal for 14 days from the date below. Comments must be submitted by October 18, 2021 to the responsible official at the address listed below.

COMMENT PERIOD: The City of Sultan will hold a Public Hearing before the City Council at their October 18, 2021 meeting at 7:00 PM. The meeting will be held remotely on the Zoom meeting platform. Instructions on how to attend the meeting via zoom are included with the council packet available online at <https://ci.sultan.wa.us/205/City-Council> Comments can be submitted verbally at the hearing or in writing at any time prior to the close of the public comment portion of the hearing.

APPEALS: Appeals to the above Determination of Non-Significance must be filed with the City of Sultan within fourteen calendar days of the date of issuance above (**Appeal deadline: 5:00 p.m., October 18, 2021**) Appeals must be filed in writing with the City of Sultan Community Development Director at the address below. Appeals must be filed in accordance with SMC 17.04.240 "Appeals". Appeals shall set forth the specific reason, rationale, and/or basis for the appeal.

STAFF CONTACT: Andy Galuska, Community Development Director at 360.793.1311 or andy.galuska@ci.sultan.wa.us

POSTED ON CITY WEBSITE / MAILED: October 4, 2021

HOW TO USE THIS NOTICE

To learn more about a project:

- Call the City of Sultan Community Development Department at 360.793.2231.
- Review the project file at the Community Development Department at Sultan City Hall, 319 Main Street, Sultan WA.
- Hours 9 a.m. – 5 p.m. daily.

To comment on a project:

- Submit written comments to the Community Development Department at the address below. All comments received prior to issuance of a department decision or recommendation will be reviewed. To ensure that comments are addressed in the decision or recommendation, they should be received by the Community Development Department before the end of the comment period.
- Comments on a project scheduled for a public hearing may be made by submitting them in writing to the Community Development Department prior to the open record hearing or submitting three (3) copies at the hearing or by testifying verbally at the hearing.
- You may become a party of record for a project by: 1) submitting original written comments and request to become a party of record to the City's Community Development Department prior to the hearing; 2) testifying at the hearing; or 3) entering your name on a sign-up register at the hearing. NOTE: Only persons who submit written or oral testimony to the permit issuing authority may appeal the decision.

Request for special notice:

A person may request to be provided special notice of a particular application process filed under the provisions of this title by one of the following methods:

1. Filing a no-cost form provided by the City for the purposes of requesting a special notice.
2. Providing by letter or email a request for special notice which clearly states:
 - The requester's name and contact information;
 - The specific application of interest in the request.

HOW TO REACH US

The Community Development Department for the City of Sultan is located at 319 Main Street, Sultan WA 98294. For information about the project or to view the project file, contact Andy Galuska, Community Development Director, at 360.793.1311 or andy.galuska@ci.sultan.wa.us or Cyd Donk, Assistant Planner, at 360.793.1099 or cyd.donk@ci.sultan.wa.us

**Accommodations for people with disabilities will be provided upon request.
Please contact City Hall at 360.793.2231 and allow one-week advance notice.**