



CITY OF BUCKLEY NOTICE OF MAY 3 PUBLIC HEARINGS AND SEPA DETERMINATIONS

NOTICE IS HEREBY GIVEN that the Buckley Planning Commission will conduct 3 public hearings on Monday, May 3, 2021 at 7 pm in the Multipurpose Center Hearing Room at 811 Main St. in Buckley; subject to COVID capacity limits. The public may also join the hearings virtually via a Zoom link and phone # posted on the city website notice page the Thursday before the hearings and via the contact below. The Planning Commission will consider recommendations to City Council (the decision maker) on the following topics:

HEARING #1: Adopting a zoning code text amendment (ZCTA) (File # ZCTA-21-0001) requested from applicant Buckley 8, LLC (applicant's address 23035 SE 263rd St., Maple Valley, WA 98038), to add the following to Buckley Municipal Code (BMC) Title 19: a use definition for "single family detached condominiums" to BMC 19.12; zoning performance standards for this use in BMC 19.20.050 for the Neighborhood Mixed Use (NMU) zone for lot area, lot coverage, and setbacks; and, an update to BMC 19.20.130 showing where this use is permitted.

HEARING #2: Adopting corrections to anomalies (errors, inconsistencies and ambiguities) in Buckley's Zoning Code (BMC Title 19) and Land Use & Development Permits code (BMC Title 20).

HEARING #3: Adopting, by resolution, a Public Participation Plan that will guide public participation for Buckley's next periodic Comprehensive Plan update by year 2024.

Topics in Hearings #1 and 2 required SEPA environmental review. The SEPA responsible official determined that the requested ZCTA and the code anomaly corrections will 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 of SEPA checklists and other environmental information available to the City and available to the public on request. Each DNS is issued under WAC 197-11-340; the lead agency will not act on these proposals for 14 days from this notice date. Each DNS may be appealed by filing an application with the point of contact below within 14 days of this notice date according to procedures in BMC Title 12 and Title 20.

All interested persons may provide oral or written comments or testimony at the hearings. **Written comments prior on the SEPA determinations, or on findings required for a decision on any of the 3 hearing topics, must be submitted by 4 pm on Wednesday 4/28/21** to Buckley City Hall at 933 Main Street, mailed to PO Box 1960, Buckley, WA 98321; or emailed to the contact below. Any person may request a copy of the decisions once made, and persons with standing may appeal the final decisions pursuant to BMC Title 20. A copy of applications, staff reports, and all documents and evidence relied upon by the applicant(s) and applicable criteria, are available for examination and inspection, at no cost, in the Buckley Building and Planning Office located in the Buckley Multipurpose Center at 811 Main Street, Buckley, WA 98321. Information requests may be directed to Evan Lewis, Associate Planner and the City's point of contact for these hearings, at 360-761-7819 or elewis@cityofbuckley.com.