



MARYSVILLE

WASHINGTON

**HEARING EXAMINER MEETING
THURSDAY, AUGUST 29, 2024 – 6:00 PM
501 DELTA AVE, MARYSVILLE, WA 98270**

Williams Pointe Subdivision

AGENDA

The public hearing is a *hybrid* meeting which you are welcome to attend in-person or via Zoom. Anyone wishing to provide verbal public comment must pre-register by contacting the Project Manager listed in the item by **4PM the day prior to the meeting**. Those providing verbal public comment will need to provide their name, address, e-mail and phone number.

Join Zoom Meeting:

<https://us06web.zoom.us/j/82587021221?pwd=JdUykwPXTX6kC0kMCDBvjuAJ1qikZs.1>

Meeting ID: 825 8702 1221

Passcode: 533039

Phone: 253.215.8782

Call to Order

Public Hearings *NOTICE OF PUBLIC HEARING*

NOTICE IS HEREBY GIVEN that open record public hearing will be held before the Hearing Examiner on Thursday, August 29th at 6:00 PM at 501 Delta Avenue, 2nd Floor Council Chambers for the following proposal:

File Number: PA 24-014

Project Title: Williams Pointe Subdivision

Applicant: Keystone Land, LLC

Project Agent: Tom Abbott, Solid Ground Engineering 8105 166th Ave NE, Redmond, WA 98052

Project Location: 7315 44th St NE

APN(s): 30053500303600, 30053500303700, 00590700018101, 29050200200400

Project Description: The applicant is proposing a 59-lot subdivision of approximately 13.09 acres; an existing residence is to be retained on proposed Lot 50. Lots 1 - 47 are proposed on parcels north of

44th St NE with Lots 48 - 59 located on a parcel south of 44th St NE.

*Open Record Public Hearing: The public hearing will take place in person at 501 Delta Avenue, 2nd Floor Council Chambers and via Zoom/teleconference. The Hearing Examiner and the City's project manager will attend in person; however, other staff, the applicant, and the public may attend either in person or via Zoom. Anyone wishing to provide written or verbal public comment must pre-register by the staff contact listed below by noon on **Wednesday, August 28th**. If you wish to provide verbal public comment, you will need to provide your name, address, e-mail and phone number.*

Meeting Link: <https://us06web.zoom.us/j/83916662589?pwd=4uxyrOyxzdsnFnMAOeVCvBb395ECc9.1>
Passcode: 915095

To listen to the meeting without providing public comment:

Dial in: 1.253.215.8782

Meeting ID: 839 1666 2589

Document Availability: <http://docs.marysvillewa.gov/htcomnet/public/?folder=74a9ab27>

For Project Information:

Emily Morgan, Senior Planner - 360.363.8216 or emorgan@marysvillewa.gov

Special Accommodations: The City of Marysville strives to provide accessible meetings for people with disabilities. Please contact the City Clerk's office at (360) 363-8000 or 1-800-833-6384 (Voice Relay), 1-800-833-6388 (TDD Relay) two business days prior to the meeting date if any special accommodations are needed for this meeting.

Discussion Items

Discussion items

[E001 - Land Use Application - PA24-014.pdf](#)

[E002 - Project Narrative - PA24-014.pdf](#)

[E003 - Title Report-Legal Description - PA24-014.pdf](#)

[E004 - Environmental Checklist - PA24-014.pdf](#)

[E005 - Traffic Impact Analysis - PA24-014.pdf](#)

[E006 - SnoCo Traffic Offer - PA24-014.pdf](#)

[E007 - Drainage Report - PA24-014.pdf](#)

[E008 - Critical Areas Report - PA24-014.pdf](#)

[E009 - Buffer Mitigation Planting Plan - PA24-014.pdf](#)

[E010 - Landscape Plan - PA24-014.pdf](#)

[E011 - Plat Map - PA24-014.pdf](#)

[E012 - Preliminary Civil Plans - PA24-014.pdf](#)

[E013 - Letter of Completeness - PA24-014.pdf](#)

[E014 - Notice of Application - PA24-014.pdf](#)

[E015 - Request for Review - PA24-014.pdf](#)

[E016 - Geotechnical Report - PA24-014.pdf](#)

[E017 - Affidavit of Publication - PA24-014.pdf](#)

[E018 - Affidavit of Posting - PA24-014.pdf](#)

[E019 - Technical Review Comments - PA24-014.pdf](#)

[E020 - Snohomish County Signed Traffic Offer - PA24-014.pdf](#)

E021 - DOE Wetland Correspondence - PA24-014.pdf
E022 - Resubmittal Letter - PA24-014.pdf
E023 - Preliminary Civil Plans - PA24-014.pdf
E024 - Title Report-Legal Description - PA24-014.pdf
E025 - Wetland Report Memo - PA24-014.pdf
E026 - Technical Review Comments 2 - PA24-014.pdf
E027 - Resubmittal Letter - PA24-014.pdf
E028 - Critical Areas Report - PA24-014.pdf
E029 - Preliminary Civil Plans - PA24-014.pdf
E030 - Preliminary Site Plan - PA24-014.pdf
E031 - Concurrency Recommendation - PA24-014.pdf
E032 - Concurrency Acceptance - PA24-014.pdf
E033 - SEPA MDNS - PA24-014.pdf
E034 - Notice of SEPA MDNS - PA24-014.pdf
E035 - Notice of Public Hearing - PA24-014.pdf
E036 - Correspondence - PA24-014.pdf
E037 - Correspondence - PA24-014.pdf
E038 - Correspondence - PA24-014.pdf
E039 - Staff Recommendation - PA24-014.pdf