



Notice of Public Hearing

Valley View Estate Subdivision

File No. SUB18-02

A public hearing for the "Valley View Estates Subdivision" will be held on **October 18th, 2018, at 5:00 p.m.** or soon thereafter, at City Hall, 616 NE 4th Avenue, Camas, WA.

The Valley View Estates Subdivision was submitted by Sterling Design, Inc. for the owner, Stan Firestone, on May 24th, 2018 and was deemed technically complete on July 6th, 2018. The applicant requests approval of a 36-lot subdivision. The proposed project is located at 20109 NE 40th Street, on 9.26 acres [Tax Parcel: 125646-000, 125636-000]. The project area is zoned Single-family Residential 7,500 (R-7.5).

APPLICATION MATERIALS: The Valley View Estates preliminary plat (subdivision) application included the following: Application form and fees; Developer GIS packet; Mailing Labels; Project Narrative; Preliminary Plans; Pre-Application meeting notes; SEPA checklist, Preliminary Storm water Plan and Report; Geotechnical Report; Traffic Study; Environmental Report; and Archaeological Predetermination*. These documents are available for viewing at the Community Development Department (616 NE 4th Avenue, Camas, WA) during regular business hours Monday – Friday 8am-5pm.

Participate: All citizens are entitled to have equal access to the services, benefits and programs of the City of Camas. Please contact the City Clerk at (360) 834-6864 for special accommodations if needed. The City will provide translators for non-English speaking persons who request assistance at least three working days prior to a public meeting.

Public comments and questions are encouraged, and there are several opportunities available to interested citizens. *It is preferable that written comments be received two days prior to the public hearing, in order to be available with the online agenda and materials.* With that said, comments can also be accepted during the public hearing. The public hearing will follow the quasi-judicial process described within Camas Municipal Code §18.55.180. Comments related to this development may be submitted as follows: (1) In person by testifying at the public hearing; (2) by regular mail to Planning Division staff, Lauren Hollenbeck, Senior Planner, at the Camas City Hall, 616 NE 4th Avenue, Camas, WA 98607; (3) by email to: communitydevelopment@cityofcamas.us; or (4) by phone (360) 817-7253. **For questions related to this application, please contact Lauren Hollenbeck, Senior Planner, at (360) 817-7253 or communitydevelopment@cityofcamas.us.**

*Consistent with RCW 42.56.300, Archaeological information is exempt from public disclosure.

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Posted at Camas City Hall, Camas Library, City of Camas web site at: <http://www.cityofcamas.us>

Mailed to property owners within 300-feet on October 3, 2018

