

Property Owners:

Sunrise Development Corp of Washington
P.O. Box 487
Sumner, WA 98390

Agent:

AKC Engineering
P.O. Box 1492
Auburn, WA 98071

Project Location:

12201 Sunrise Parkway East, within the SE 1/4
of Section 23, T19N, R4E, W.M., in Council
District #1.

Parcel Number:

0419234031

County Contact:

Sam Yekalam, Project Manager
syekala@co.pierce.wa.us (253) 798-7371

To Comment:

Please submit comments in writing to Planning and
Land Services, Attn: Current Planning, Ste. 175,
2401 South 35th Street, Tacoma, WA 98409.

When submitting comments, please include the
application name and number.

You may request notice of any applicable public
meeting, hearing, or copy of the final decision in
the comment letter.

**Written comments will be accepted until
4:30 p.m. on October 6, 2014.**

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RECEIVED SEP 17 2014

NORTH POINT AT SUNRISE MASTER HOA
15807 134TH AVE E
PUYALLUP, WA 98374-9621



ZIP 98409
011D12603641

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09/09/2014
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Pierce County Planning and Land Services
2401 South 35th Street
Tacoma, WA 98409



Pierce County

Department of Planning and Land Services
2401 South 35th Street
Tacoma, Washington 98409-7460

(253) 798-7037

Notice of Application

September 8, 2014

**Preliminary Plat Review:
The Retreat at Sunrise**

**Reference Numbers:
785673 / 785674**

Pierce County online information:
<http://palsonline.co.pierce.wa.us/palsonline/permitinfo?applPermitId=785673>



Application Specifics

Proposed Action: Applicant proposes to subdivide a 50.51 acre parcel into 49 single family lots with an average lot size of 9,729 square feet. The smallest lot is proposed at 7,150 square feet. The Plat will be served by public roads and sewer. The parcel is within the Sunrise Master Plan and will contain areas set aside for wetlands (11.43 acres) and storm drainage ponds (5.20 acres).

Complete Application Date:

August 28, 2014

Permits/Review Requested:

Preliminary Plat Application
Environmental Checklist

Site Plan:

Other Permits Which May Be Required:

Unknown at this time

Requested Studies:

Unknown at this time

Applicable Regulations:

Site Development and Stormwater Drainage
Development Regulations:

General Provisions, Zoning, Site Development,
Environmental, Critical Areas, Land Division
and Boundary Changes, Forest Practice & Tree
Conservation, Natural Resource Lands, Design
Standards & Guidelines
South Hill Community Plan
Sunrise Development Agreement

Environmental Documents:

SEPA Environmental Checklist submitted with application.

Land Use:

Community Plan Area: South Hill

Zoned: Moderate Density Single Family (MSF)

Public Hearing: YES

Notice will be sent prior to the public hearing date and include the exact place, time, and date of the public hearing.

Advisory Meeting: Yes

Notice will be sent prior to the Public Meeting and include the Public Hearing information if applicable.

