

## 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 18<sup>th</sup>, 2018, at 5:00 p.m.** or soon thereafter, at City Hall, 616 NE 4<sup>th</sup> Avenue, Camas, WA.

The Valley View Estates Subdivision was submitted by Sterling Design, Inc. for the owner, Stan Firestone, on May 24<sup>th</sup>, 2018 and was deemed technically complete on July 6<sup>th</sup>, 2018. The applicant requests approval of a 36-lot subdivision. The proposed project is located at 20109 NE 40<sup>th</sup> 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 4<sup>th</sup> 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 4<sup>th</sup> Avenue, Camas, WA 98607; (3) by email to: [communitydevelopment@cityofcamas.us](mailto: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](mailto:communitydevelopment@cityofcamas.us).**

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\*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

