

NOTICE OF APPLICATION WITH THE OPTIONAL DNS PROCESS

The City of Lacey Department of Community Development has received the following application for **Variance**.

Date Application Received: 11/01/2023

Project Name: #23-0316 Shady Lane Shop/ADU Variance

Project Description: This is a non-project action for a front yard setback variance to 5 feet for the property at 6417 Shady Lane SE, Lacey, WA 98503. If approval of the setback variance is given, a project application for a building permit will be submitted to develop an accessory structure outside of the access easement that exists on the driveway and as far as reasonably possible from the shoreline.

Project Location: 6417 Shady Lane SE, Lacey, WA 98503. The parcel number is 32400003500 and is located in section 22, township 18, range 1W.

The following studies and/or reports are required as a part of this application:

SEPA

This Application will undergo the following approval process:

Environmental Review: A review of the submitted Environmental Checklist and other supporting studies will be conducted.

At minimum, this project will be subject to the following regulations:

Title 14 "Building and Construction", Title 15 "Land Division", Title 16 "Zoning", International Building and Fire Codes, City of Lacey Stormwater Design Manual, as well as the Development Guidelines and Public Works Standards.

On **2/5/2024** this application was deemed complete pursuant to RCW 36.70B.070. This determination of completeness means that the application is sufficient for continued review. This determination does not preclude the City of Lacey or other reviewing agencies from requesting additional information or studies either at the time of this notice or subsequently, if new information is required or if substantial changes in the proposal occur.

Pursuant to WAC 197-11-355, the City of Lacey is using the Optional DNS process. The Optional Process enables the comment periods for the environmental review and notice of application to be integrated. The City of Lacey expects to issue a **determination of non-significance** for this project. This commenting period may be your only opportunity to comment on the environmental impacts of the proposal. Copies of the environmental checklist and supporting materials may be reviewed at Lacey City Hall.

Anyone may review any document submitted as part of this project application and may comment on this proposal. No action will be taken on this application for 16 days from the date of this notice or before **2/21/2024**.

If you would like to make written comments, these may be directed to **Reace Fant, Associate Planner** in the Department of Community Development at the address below. If a public hearing is required as part of the application review process, any member of the public may request to be notified, and may give written or oral comment on the proposal to the Hearings Examiner, and may request a copy of any decisions made on the project. A request for advance notification should be made to the Department of Community Development.

NOTE: Pursuant to RCW 43.21C.075 and Lacey City Code 14.24.170(A), a project denial based upon environmental information, and a conditioned or mitigated Determination of Nonsignificance (DNS) may be appealed by any agency or aggrieved person. Appeals are filed either with the Community Development Department when there is also an underlying governmental action or with the City Council if there is no underlying governmental action. Appeals to the City Council must be filed within ten (10) days of the issuance of the written decision (refer to the Lacey City Code for time periods on appeals filed with the Community Development Department).

Lacey Community Development Department
420 College St. SE
Lacey, WA 98503
(360) 491-5642

NOTICE OF APPLICATION

Notice is hereby given that the City of Lacey received a Variance application on 11/1/2023, for the following proposal:

Application #23-0316: Kamela J. James proposes a non-project action for a front yard setback variance to 5 feet for the property at 6417 Shady Lane SE, Lacey, WA 98503. If approval of the setback variance is given, a project application for a building permit will be submitted to develop an accessory structure outside of the access easement that exists on the driveway and as far as reasonably possible from the shoreline. The site address is 6417 Shady Lane SE, Lacey, WA 98503. The parcel number is 32400003500 and is located in Lacey, Thurston County, Washington.

On 2/5/2024, this application was deemed complete pursuant to RCW 36.70B.070. This determination of completeness means that the application is sufficient for continued review. Pursuant to WAC 197-11-355, the City of Lacey is using the Optional DNS process. The City of Lacey expects to issue a determination of nonsignificance (DNS) for this project. The complete application, notice of application, supporting documents and project information may be reviewed at the City of Lacey Community Development Department. Any one who wishes to make comment on this application may do so within 16 days from the date the application was deemed complete. If you would like to comment on this proposal please contact Reace Fant, Associate Planner, of the City of Lacey Department of Community Development at the address or telephone number located below. Comments on this application shall be received by the city before 5:00 p.m., 2/21/2024.

LACEY COMMUNITY DEVELOPMENT DEPARTMENT
420 College Street SE
Lacey, WA 98503
(360) 491-5642

Do not publish below this line

Please Publish: 2/7/2024

Send bill to City of Lacey, 420 College St. SE, Lacey, WA 98503.



CITY COUNCIL

ANDY RYDER

Mayor

MALCOLM MILLER

Deputy Mayor

LENNY GREENSTEIN

MICHAEL STEADMAN

CAROLYN COX

ED KUNKEL

ROBIN VAZQUEZ

CITY MANAGER

SCOTT SPENCE

DETERMINATION OF NONSIGNIFICANCE

Project #23-0316

Description of Proposal: This is a non-project action for a front yard setback reduction variance from 16 feet to 5 feet for the property at 6417 Shady Lane SE, Lacey, WA 98503. If approval of the setback variance is given, a project application for a building permit will be submitted to develop an accessory structure outside of the access easement that exists on the driveway and as far as reasonably possible from the shoreline.

Proponent: SCJ Alliance Consulting Services on behalf of Kamela J. James

Location of Proposal: 6417 Shady Lane SE, Lacey, WA 98503. The parcel number is 32400003500 and is located in section 22, township 18, range 1W.

Lead Agency: City of Lacey Community Development Department

Threshold Determination: As provided by RCW 43.21C.240 and WAC 197-11-158, the lead agency has determined that the requirements for environmental analysis, protection, and mitigation measures have been adequately addressed in the applicable development regulations and comprehensive plan adopted under Chapter 36.70A RCW and in other local, state, or federal laws or rules. Therefore, this proposal is not likely to have a significant adverse impact upon the environment, an Environmental Impact Statement is not required under RCW 43.21C.030(2)(C), and the City of Lacey will not require additional mitigation measures under SEPA. This decision was made after review of an Environmental Checklist and other information on file with the City. This information is available to the public upon request.

____ There is no comment period for this DNS.

____ This DNS is issued under 197-11-340(2); the lead agency will not act on this proposal for 14 days. Comments must be submitted by [date]

X The comment period, pursuant to WAC 197-11-355, was combined with the Notice of Application comment period, using the Optional DNS Process. The comment period closed on 2/21/2024.

Assigned Staff Person: Reace Fant, Associate Planner

Responsible Official: Rick Walk, AICP, Director of Community & Economic Development

Address: 420 College Street SE, Lacey, WA 98503

Phone: (360) 491-5642 **Fax:** (360) 438-2669

Date: 3/27/2024

Signature:



Appeal Deadline: 5:00 p.m. on 4/10/2024

NOTE: Pursuant to RCW 43.21.C.075 and Lacey City Code 14.24.170(A), a project denial based upon environmental information, and a conditioned or mitigated Determination of Nonsignificance (DNS) may be appealed by any agency or aggrieved person. Appeals are filed either with the Community Development Department when there is also an underlying governmental action or with the City Council if there is no underlying governmental action. Appeals to the City Council must be filed within fourteen (14) days of the issuance of the written decision (refer to the Lacey City Code for time periods on appeals filed with the Community Development Department).

cc: Department of Ecology

NOTICE OF PUBLIC HEARING

Notice is hereby given that the City of Lacey Hearings Examiner will conduct a public hearing on May 28, 2024 at 1:00pm via Zoom video conference at the following address:https://us02web.zoom.us/webinar/register/WN_uvLDv0BPR8SAPRVMRxRNbg. Interested parties may also attend in-person at Lacey City Hall, 420 College Street SE, in the Council Chambers. The Hearings Examiner will be considering the following item(s):

Project#23-0316 SCJ Alliance Consulting Services on behalf of Kamela J. James propose a non-project action for a front yard setback reduction variance from 16 feet to 5 feet for the property at 6417 Shady Lane SE, Lacey, WA 98503. If approval of the setback variance is given, a project application for a building permit will be submitted to develop an accessory structure outside of the access easement that exists on the driveway and as far as reasonably possible from the shoreline.

The proposal is located at 6417 Shady Lane SE. Assessor's parcel 32400003500. It is located in a portion of Section 22, Township 18N, Range 1W, W.M., Lacey, Thurston County, Washington.

The purpose of the public hearing is to give citizens an opportunity to testify to the Hearings Examiner regarding the above proposal. Any interested citizen may testify. Anyone who cannot attend the meeting may give testimony in a letter addressed to: Hearings Examiner, 420 College St. SE, Lacey, WA 98503 or send an email to reace.fant@cityoflacey.com. If your letter is received before the hearing, it will become part of the public record. Prior to the hearing, information regarding the proposal, including an environmental impact analysis, may be obtained from the Lacey Community Development Department at City Hall; or you may phone (360) 491-5642.

If you need special accommodations to participate in this meeting, please call us at (360) 491-5642 by 10:00 a.m. the day before the meeting.

LACEY COMMUNITY DEVELOPMENT DEPARTMENT
Reace Fant, Associate Planner

Do not publish below this line

Please Publish: May 18, 2024

Send bill to City of Lacey, 420 College St. SE, Lacey, WA 98503.

NOTICE OF PUBLIC HEARING

This is to notify you that the City of Lacey Hearings Examiner will conduct a public hearing on May 28, 2024 at 1:00pm via Zoom video conference at the following address:https://us02web.zoom.us/webinar/register/WN_uvLDv0BPR8SAPRVMRxRNbg. Interested parties may also attend in-person at Lacey City Hall, 420 College Street SE, in the Council Chambers. The Hearings Examiner will be considering the following item(s):

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The proposal is located at 6417 Shady Lane SE. Assessor's parcel 32400003500. It is located in a portion of Section 22, Township 18N, Range 1W, W.M., Lacey, Thurston County, Washington.

If you want to state your opinion of this project, please attend the public hearing either via Zoom or in person. Be prepared to speak briefly to the Hearings Examiner. What you say will then become part of the public record. If you cannot come to the public hearing but wish to comment, please write a letter to: Hearings Examiner, 420 College St. SE, Lacey, WA 98503. Your letter will become part of the public record if we receive it **before the hearing**.

Information on this project, including a study of possible environmental impacts, is available at City Hall. Or, you may phone the Community Development Department at (360) 491-5642.

If you need special accommodations to participate in this meeting, please call us at (360) 491-5642 by 10:00 a.m. the business day before the hearing.

LACEY COMMUNITY DEVELOPMENT DEPARTMENT

Reace Fant, Associate Planner
420 College St. SE
Lacey, WA 98503

**DID YOUR NEIGHBORS RECEIVE THIS NOTICE?
PLEASE SHARE IT WITH THEM!**