



DEPARTMENT OF COMMUNITY DEVELOPMENT
Bill Preston, Acting Director of Community Development

Planning Division

Trevor Martin, Manager

129 North Second Street, 2nd Floor, Yakima, WA 98901

ask.planning@yakimawa.gov · www.yakimawa.gov/services/planning

NOTICE OF PUBLIC HEARING

DATE: June 28, 2024
TO: SEPA Reviewing Agencies, Applicant, and Adjoining Property Owners
FROM: Bill Preston, Acting Community Development Director
SUBJECT: Comprehensive Plan Map Amendment, Rezone, and Environmental Review
FILE NUMBERS: CPA#002-24, RZ#002-24, SEPA#005-24, & CL3#003-24
PROJECT APPLICANT: HLA Engineering & Surveying – Joseph Calhoun
PROJECT LOCATION: 7500 W Nob Hill Blvd.
PARCEL NUMBERS: 181329-31401

PROJECT DESCRIPTION Proposed change to the Future Land Use map designation to establish a whole parcel under Community Mixed Use, the north half of the lot is Commercial Mixed Use, and a concurrent rezone to the north half of the property from Large Convenience Center District (LCC) to Local Business District (B-2) to construct a new residential mini storage on the rest of the lot.

NOTICE OF PUBLIC HEARING This comprehensive plan map amendment request will require three public hearings; one open record hearing before the City of Yakima Hearing Examiner, the City of Yakima's Planning Commission to be followed by an open record hearing before the Yakima City Council. **A separate notice will be provided for the public hearing before the Yakima Planning Commission and the Yakima City Council.** The public hearing before the Hearing Examiner has been scheduled for **Thursday, August 8, 2024**, beginning at **9:00 am. in the City Hall Council Chambers, 129 N 2nd St, Yakima, WA, 98901.** Any person desiring to express their views on the matter is invited to attend the hearing to provide testimony.

NOTICE OF RECOMMENDATION Following the public hearing, the Hearing Examiner will issue its recommendation within ten (10) business days. When available, a copy of the recommendation will be mailed to parties of record and entities who were provided this notice.

The file containing the complete application is available for public review at the City of Yakima Planning Division, City Hall – 2nd Floor, 129 N. 2nd St., Yakima, WA. If you have questions regarding this proposal, please call Connor Kennedy, Associate Planner, at (509) 575-6162, or email to: connor.kennedy@yakimawa.gov.



DEPARTAMENTO DE DESARROLLO COMUNITARIO
Bill Preston, Director Interino de Desarrollo Comunitario

Division de Planificación
Trevor Martin, Gerente
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AVISO DE AUDIENCIA PÚBLICA

FECHA OTORGADA: 28 de junio, 2024
PARA: Agencias de Revisión Ambiental, Solicitante y Propietarios Adyacentes
DE: Bill Preston Director Interino de Desarrollo Comunitario
ASUNTO: Enmienda al Mapa del Plan Integral y Revisión Ambiental
No. DE ARCHIVO: CPA#002-24, RZ#002-24, SEPA#005-24, & CL3#003-24
SOLICITANTE: HLA Engineering & Surveying – Joseph Calhoun
UBICACIÓN: 7500 W. Nob Hill Blvd.
No. DE PARCELA: 181329-31401

DESCRIPCIÓN DEL PROYECTO: Enmienda al Mapa del Plan Integral (CPA) y Revisión Ambiental que solicita cambiar la designación del Mapa del Uso Futuro para una parcela entera bajo Uso Mixto Comunitario, la mitad norte del lote es Uso Mixto Comercial, y una rezonificación concurrente a la mitad norte de la propiedad de Distrito de Centro de Conveniencia Grande (LCC) a Distrito de Negocio Local (B-2) para construir un nuevo mini almacén residencial en el resto del lote.

AVISO DE AUDIENCIA PÚBLICA: Esta solicitud de enmienda al mapa del plan integral requerirá tres audiencias públicas; una audiencia de registro abierto ante el Examinador de audiencias de la ciudad de Yakima, la Comisión de Planificación de la Ciudad de Yakima seguida de una audiencia de registro abierto ante el Concejo Municipal de Yakima. **Se proporcionará un aviso por separado para la audiencia pública ante la Comisión de Planificación de la Ciudad de Yakima y el Concejo Municipal de Yakima.** La audiencia pública ante el Examinador de Audiencias ha sido programada para el **jueves 8 de agosto 2024, comenzando las 9:00 a.m.** en la Sala del Consejo Municipal en el Ayuntamiento ubicada en el **129 N 2nd St, Yakima, WA 98901**. Cualquier persona que desee expresar su opinión sobre este asunto está invitada a asistir a la audiencia para presentar testimonio.

AVISO DE LA RECOMENDACION: Después de la audiencia pública, el Examinador de Audiencias emitirá su recomendación dentro de diez (10) días hábiles. Cuando la recomendación este disponible, una copia será enviada a las personas que mandaron comentarios o que recibieron este aviso inicial.

El archivo que contiene la aplicación completa está disponible para inspección pública en la Oficina de Planificación de la Ciudad de Yakima en el 129 al Norte la Calle 2da, Yakima, WA. Si tiene cualquier pregunta sobre esta propuesta, puede contactar a la Oficina de Planificación al (509) 575-6183 o por correo electrónico al: ask.planning@yakimawa.gov



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**WASHINGTON STATE ENVIRONMENTAL POLICY ACT
 DETERMINATION OF NONSIGNIFICANCE
 CITY OF YAKIMA, WASHINGTON
 June 28, 2024**

PROJECT DESCRIPTION: Proposed environmental review for a comprehensive plan amendment, rezone (Large Convenience Center to Local Business), and the construction of a new residential mini storage facility in the Large Convenience Center zoning district.

LOCATION: 7500 W. Nob Hill Blvd
PARCEL NUMBER: 181329-31401
PROPONENT: HLA Engineering & Surveying
PROPERTY OWNER: PAC Investments LLC
LEAD AGENCY: HLA Engineering & Surveying

FILE NUMBERS: SEPA#005-24, CPA#002-24, RZ#002-24, CL3#003-24

DETERMINATION: The lead agency for this proposal has determined that it does not have a probable significant adverse impact on the environment. An environmental impact statement (EIS) is not required under RCW 43.21C.030(2)(c). This decision was made after review of a completed environmental checklist and other information on file with the lead agency. This information is available to the public on request.

This DNS is issued after using the optional DNS process in WAC 197-11-355.
 There is no further comment period on the DNS.

Responsible Official: Bill Preston
 Position/Title: SEPA Responsible Official
 Phone: (509) 576-6754
 Address: 129 N. 2nd Street, Yakima, WA 98901

Date: June 28, 2024 **Signature** 

You may appeal this determination to: Bill Preston, Interim Director of Community Development, at 129 N. 2nd Street, Yakima, WA 98901.

No later than: **July 12, 2024.**

By method: Complete appeal application form and payment of applicable appeal fee.

You should be prepared to make specific factual objections. Contact the City of Yakima Planning Division to read or ask about the procedures for SEPA appeals.

