

City of Bothell

Notice of Application

Issue date: April 11, 2022

End of comment period 5:00 PM on May 2, 2022

This comment period deadline is the date before which the city will not make additional or further decisions regarding this application. The City is not required to make any decision immediately following this date, but could if all necessary information is properly represented in the case file. You are welcome to submit comment after this date. In this case, the next subsequent decision or recommendation is: SEPA Determination

Applicant: Chase Valley LLC
PO Box 645
Mukilteo, WA 98275

Agent: Land Technologies Inc
18820 3rd Ave NE
Arlington, WA 98223
adele@landtechway.com

Hearing information, if applicable: Hearing not required

Project case number: CAPR2022-19948, GRAR2022-19946, ROW2022-30790, SEP2022-19939

Project name: Chase Valley Sewer Extension and Critical Areas Alteration Permit

Project location: Multiple properties near address 20321 88th Ave NE. ROW south dead end of 4th Ave SE, parcel 00408300001600, Critical Area Tract A of Stoney Glen/Chase Valley subdivision SUB2021-18765, and Critical Areas Tract F of Hidden Creek subdivision SUB2017-09984.

Project description: The applicant proposes a sewer extension, crossing multiple properties and City right-of-way, to connect two sewer points together with the north point in 4th Avenue SE and the lower elevation connection in Hidden Creek subdivision along NE 203rd Street. The length of the extension is approximately 675 linear feet. The 8-inch sanitary sewer line would be intended to service adjoining properties. The northern 400 feet length would be bored underground. The more southern 275 feet length as open trench work then covered. The proposal is coordinated with Northshore Utility District (NUD) and Alderwood Water and Wastewater District (AWWD). Multiple private properties and public right-of-way are involved. The top of the bored section of the sewer is generally about 8 to 13 feet below the ground surface and decreases to about 6 feet where it passes below Little Swamp Creek. Existing easements are established for the sewer line on a Chase Valley subdivision critical areas tract and a Hidden Creek subdivision critical areas tract. The proposed sewer extension would service properties north of the King County jurisdiction boundary and in the future, link AWWD service areas with NSD in Snohomish County jurisdiction. The sewer extension project would be owned by NSD. A latecomers agreement permit for the extension is required on the Chase Valley parcel for construction. The intent of the latecomers agreement is to provide sewer extension to the south dead end terminus of 4th Ave. A NUD permit is anticipated for approval in 2022.

A critical areas alteration permit is proposed to do the work in critical areas. The proposed boring creates no interruption of downstream movement of wood and gravel, would not have negative impacts to fish, and would be placed to result in the smallest impact to the Little Swamp Creek channel. A gangway bridge and temporary impacts are proposed for observations during work with temporary impacted areas proposed to be improved back to existing conditions at minimum. Mitigation plantings to improve the functions and values of the critical areas over the long term are proposed to off-set temporary and permanent critical areas impacts of the construction.

Other permit applications pending with this application: Grading and right-of-way permits.

Other permits approved or required, but not included with this application: None

Special studies requested of the applicant at this time (RCW 36.70B.070): None

Existing documents that evaluate the impacts of the proposed project: Storm Drainage Report, Geotechnical Report, Critical areas reports.

Application received: March 9, 2022

Date application deemed complete: March 21, 2022

A preliminary determination of consistency has not been made at the time of this notice. The following applicable development regulations will be used for project mitigation and consistency: Bothell Municipal Code Titles: 11-Administration, 12-Zoning, 14-Environment, City of Bothell Design and Construction Standards and Specifications, Imagine Bothell...Comprehensive Plan.

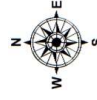
Every person has the right to comment on this project by submitting those comments in writing to Jones Sorensen, Jones.Sorensen@bothellwa.gov – 425-806-6408 at the Department of Community Development within the comment period identified above. Those who may wish to receive notice of and participate in any hearings, and/or request a copy of the decision once made and any appeal rights may also submit such requests to the Department of Community Development.

Project files, plans and documents are available for viewing and/or copying (at the requestor's cost). To view records or request copies of documents please submit Public Records request via City [website](#). Arrangements to view the documents will be made once the request is completed and are located at the Department of Community Development, Bothell City Hall, 18415 101st Ave NE, Bothell, WA 98011.



- Planning Area Boundary
- Zoning
- Comprehensive Plan Subareas
- Right of Way
 - Roadway
 - Non-Roadway
- Rivers or Streams
 - Open Stream
 - Open Stream Underpass
 - Piped Stream
- Wetland
- Address
- Parcel
 - Bothell
 - Outside Bothell
- Bothell City Limits
 - 2020-Mar Ortho (Bothell)
 - 2018-Mar Ortho (Bothell)
 - World Street Map (ESRI)

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3/30/2022 3:56 PM



Notes:

The City of Bothell delivers this data (map) in an AS-IS condition. GIS data (maps) are produced by the City of Bothell for internal purposes. No representation or guarantee is made concerning the accuracy, currency, or completeness of the information provided.