

NOTICE OF APPLICATION

Application Name: MultiCare Hospital Expansion Commercial Site Development

Application File Number: LU14-0011/0011

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Application Submitted: April 28, 2014

Date of Complete Application: May 8, 2014

Date of Revised Application: June 12, 2014

Notice of Application: June 27, 2014

Project Location: The subject property is located at 17700 SE 272nd St., Parcel Nos. 32522059131, 9262, 9263, 9264, 9265, 9266, 9267 and 1796310110, and is situated in the SE Quarter of Section 25, Township 22N and Range 6E in the City of Covington, King County, WA.

Project Description: The developer is proposing to construct a 74,400 GSF, three-story hospital addition to the existing Multicare medical facility and emergency department. The proposed addition will be comprised of two building footprints that are centrally located on the site. The first footprint will be a 57,400 GSF three story structure designed to accommodate 48 hospital patient beds, with only 24 beds built in the first phase of construction. This building will be constructed along and adjoined to the North West side of the existing emergency department. An additional 17,000 GSF one story addition comprised of hospital support services will also be built along and adjoined immediately south of the existing emergency department. The project is located on 17.7 acres in the downtown Mixed Commercial (MC) zone. Water service will be provided by Covington Water District and sewer service will be provided by Soos Creek Water and Sewer District. Emergency Services will be provided by the City of Covington and the Kent Fire Department, Regional Fire Authority. The site contains environmentally critical areas.

Comp Plan/Zoning Designation: Downtown Mixed Commercial (MC)

Consistency with Applicable City Plans and Regulations: This proposal will be reviewed for compliance with all applicable City of Covington ordinances; including Title 18-Zoning, Title 12-Design and Construction Standards, Title 14-SEPA Environmental Review, Title 13-Surface Water regulations, and applicable design requirements.

Other known permits not included in this Application: Engineering Phase Review, Notice to Proceed for Clearing and Grading, Building Permit (compliance with the International Building, Fire, Mechanical and Plumbing Codes); Certificates of Water and Sewer Availability; applicable Right-of-Way Permits from the City; issuance of other permits required by separate jurisdictions (i.e. Century Link, Puget Sound Energy, etc.); and any other permits as deemed necessary.

Comment Period: June 27, 2014 – July 18, 2014

This is a Type 2 Application in accordance with CMC 14.30.040, whereas the City of Covington Community Development Director issues the final decision for the Commercial Site Development application, which is appealable to the Hearing Examiner. The Community Development Director is the SEPA official for the project. To make written comments, please mail, email or hand-deliver specific comments to City Hall, Community Development Department, 16720 SE 271st Street, Covington, WA 98042, no later than July 18, 2014. Please contact Permit Services at 253-480-2400, or via email at permitservices@covingtonwa.gov should you have any questions or comments pertaining to this proposal