

## NOTICE OF DECISION

**Application Name:** Cascara Creek Subdivision & Major Tree Clearing Permit

**Application File Number:** LU18-0009/0037 & LU18-0010/0037

**Primary Contact:** Mainvue WA LLC  
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**Date of Decision:** May 10, 2019

**Decision:** Preliminary Plat **approved** with conditions.

**Project Location:** The subject property is located at 25201 161<sup>st</sup> Place SE and consists of Parcel No. 2322059106. The site is situated in the SE Quarter of Section 22, Township 23N and Range 5E in the City of Covington, King County, WA.

**Project Description:** The developer is proposing to subdivide 7 acres into 31 single family residential lots. The site will extend access from SE 252<sup>nd</sup> Place, SE 253<sup>rd</sup> Place, SE 254<sup>th</sup> Street, and 160<sup>th</sup> Place SE. 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 Puget Sound Regional Fire Authority. A major tree clearing permit will be reviewed concurrently with the development application. The site contains environmentally critical areas.

**SEPA Determination:** Determination of Significance (DNS) dated December 7, 2018.

**Public Hearing Date:** Public Hearing was held on Thursday, May 9, 2019 at 10:30 am at Covington City Hall.

**Notice of Appeal Rights:** Pursuant to Covington Municipal Code Section 14.30 a Type 3 decision by the Hearing Examiner is final unless appealed to the King County Superior Court. Appeals shall be filed and served within 21 days of the Notice of Final Decision in accordance with RCW 36.70 and CMC 14.45.040. There is no administrative appeal provided for this decision. Contact the Community Development Department at Covington City Hall to read or to ask about the procedures for appeals.

*The Hearing Examiner decision, staff report, and exhibits may be reviewed at Covington City Hall located at 16720 SE 271<sup>st</sup> Street, Suite 100 between the hours of 8:00 AM and 5:00 PM, Monday through Friday or available for review via Citizens Connect at [permits.covingtonwa.gov/citizen](http://permits.covingtonwa.gov/citizen) (search permit LU18-0009). Any person may arrange to review the application file or request a copy of the decision by calling 253-480-2400 or contacting Permit Services via email at [permitservices@covingtonwa.gov](mailto:permitservices@covingtonwa.gov).*