



CITY OF PORT ORCHARD Public Works Department

Permit Center
216 Prospect Street, Port Orchard, WA 98366
Ph.: (360) 874-5533 • permitcenter@portorchardwa.gov

NOTICE OF APPLICATION

This is a public notice of a development proposal that may interest you. You have the right to comment on this application, receive notice, request a copy of the decision once made and appeal the project decision. Included in this notice is a summary of the proposal, code reference for associated permits that may be required, and the targeted timeframe for City review and decision. Please be aware there are deadlines for comments and appeal; if you do not adhere to these deadlines, your comments may not be considered and/or you may lose your right of appeal. Please read this notice carefully and call the Staff Contact listed in this notice if you have questions.

Date of Issuance: October 2, 2023

File Number: PW23-059 & PW23-060

Project Name: McCormick West Division 18

Type of Application: Major Land Disturbing Activity & Storm Drainage Permits (Type II)

Assessor Parcel Number: 5706-000-278-0001, 5696-000-150-0006, 5706-000-277-0002

Applicant: McCormick Communities, LLC 805 Kirkland Ave Suite 200, Kirkland, WA 98033

Applicant Representative: McCormick Communities, LLC, Greg Krabbe, 805 Kirkland Ave Suite 200 Kirkland, WA 98033

Date of Application: August 21, 2023

Date Application was Determined Technically Complete: September 18, 2023

Site Description: Location: Abutting Telford Way SW
Nearest road intersection: Near McCormick Village Dr & Telford Way SW
Size: 24 Acres
Zoning District: R3
Shoreline Designation: N/A

Project Permits included with Application: An application for water, sewer, transportation concurrency determination has been received by the city.

Description of Proposed Project: Construction of infrastructure improvements (roads, storm, sanitary sewer, water, grading, & erosion control) for approximately 116 single family lots

Preliminary State Environmental Policy Act (SEPA) Determination:

Pursuant to WAC 197-11-630 and 965, a Notice of Adoption of Existing Environmental Documents was issued for this proposal as part of a group of projects known as the McCormick Urban Village under the South Kitsap Urban Growth Area / ULID #6 Supplemental Environmental Impact Statement (EIS). The ULID #6 DSEIS was issued October 26, 2001 and the ULID #6 FSEIS was issued January 9, 2002 by Kitsap County.

Existing Studies and Environmental Documents Evaluating the Proposal: Geotechnical Report, Storm Drainage Report, Wetland Mitigation Plan, Wetland Delineation Technical Memo

Other Applicable Codes Which May Require Additional Project Review / Permits:

Port Orchard Municipal Code Title 12, Title 13, Title 20

Public Comment Period and Appeals:

Any interested person may comment on this application. The comment period will remain open for 14 days. The deadline to submit comments is October 16, 2023. Any interested person may request notification of any hearings or meetings and request a copy of the decision once made. Requests must be addressed to City of Port Orchard Permit Center, Attn: Public Works Permit Clerk, 216 Prospect Street, Port Orchard, WA 98366.

Any interested party may appeal a Type II decision to the Hearing Examiner within 14 calendar days of the Notice of Decision. The Notice of Decision will be provided to all parties of record.

Examination of File:

The application file may be examined at the Permit Center, 720 Prospect Street, Port Orchard, WA 98366, by appointment between the hours of 8 AM and 4 PM, Monday through Friday, except holidays. To schedule an appointment please call 360-874-5533 and indicate the Permit Number and Project Name for the file you would like to examine.

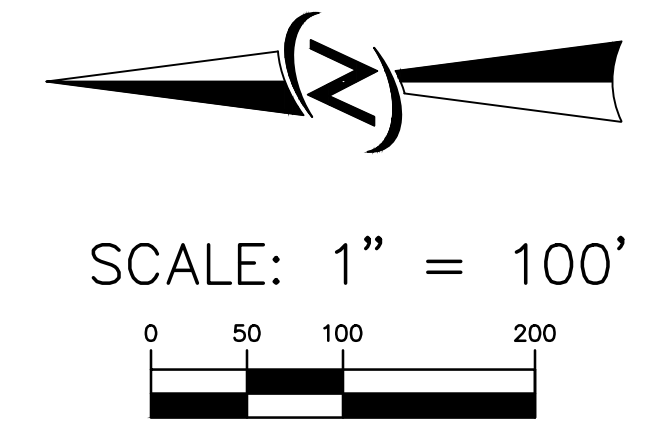
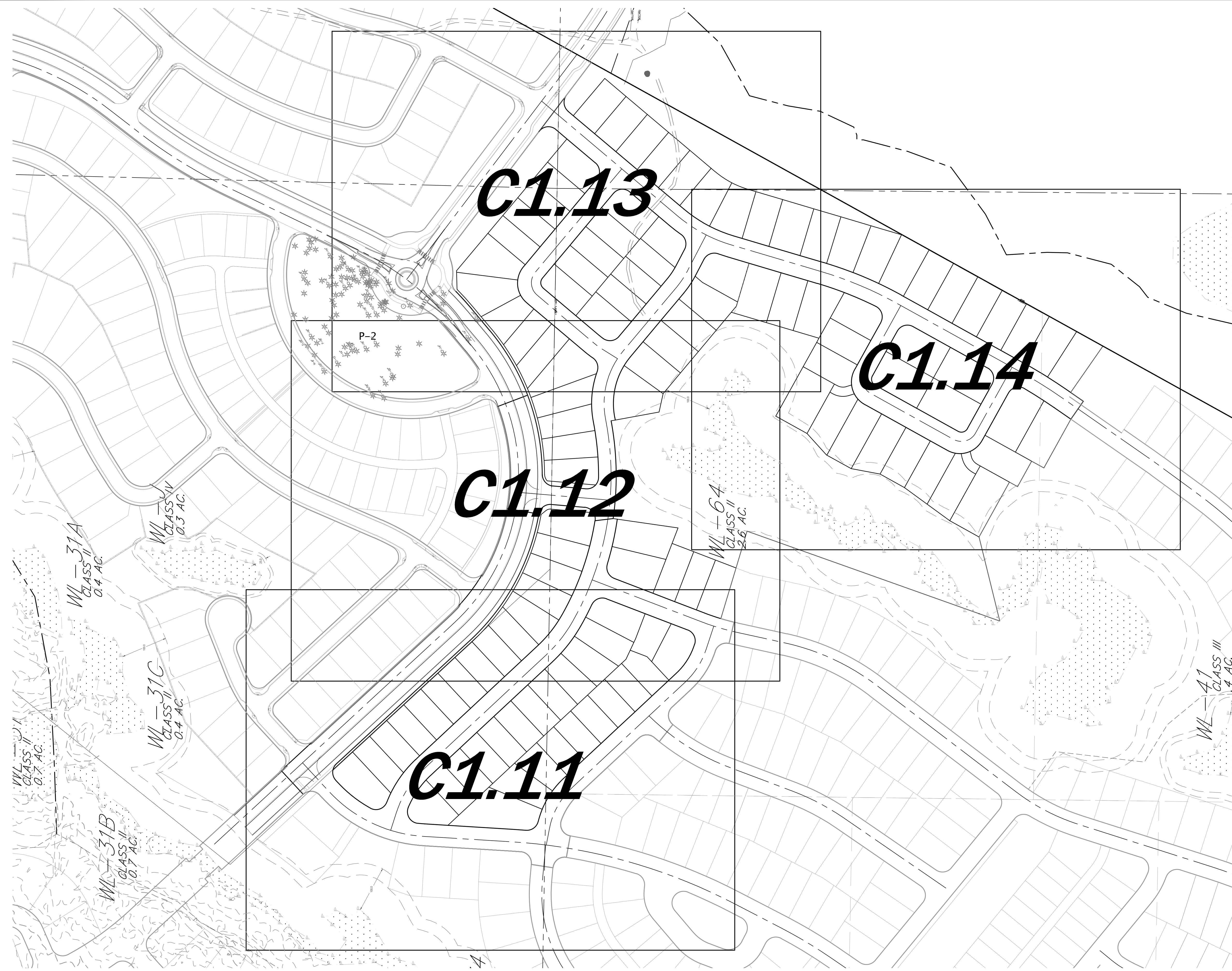
Staff Contact for this Application:

Ian Smith
Assistant City Engineer
ismith@portorchardwa.gov
360-876-4991

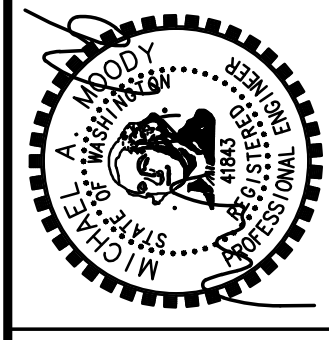
Review Authority:

The Public Works Director. A Type II permit is an administrative decision and shall be reviewed consistent with the requirements of POMC 20.24.

Project Site Plan: Attached



NO.	REVISIONS	DATE



CIVIL ENGINEERING
LANDSCAPE ARCHITECTURE
PLANNING
SURVEYING

CORE DESIGN

12100 NE 195th St, Suite 300, Bothell, Washington 98011 425.885.7877

HORIZONTAL CONTROL PLAN KEY MAP
MCCORMICK WEST DIVISION 18
MCCORMICK COMMUNITIES, LLC
805 KIRKLAND AVENUE, SUITE 200
KIRKLAND, WA 98033

DATE: AUGUST 2023
DESIGNED: MICHAEL A. MOODY, P.E.
DRAWN: DIVAUGHN, JASENAS
APPROVED: MICHAEL A. MOODY, P.E.
MICK MATHESON, P.E.
PROJECT MANAGER

SHEET
C1.10
PROJECT NUMBER
22196