



152 W. Cedar Street, Sequim, WA 98382
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CITY OF SEQUIM NOTICE OF APPLICATION

PROJECT NAME: THE SHIPLEY CENTER HEALTH & WELLNESS ANNEX

FILE REF: Commercial Design Review Application No. CDR 21-002.
Preliminary Short Plat Alteration Application No. SHP 21-004.

LOCATION: The proposed project will be located on the north side of E. Hammond Street across the street from the Shipley Center's existing building, being Lots 2, 3, 4 and 6 of Palmco Business Park Short Plat Recorded in Volume 31 of Short Plats, Page 23, and under Auditor's File Number 2005-1155329 being a portion of the Northwest Quarter of the Southeast Quarter of Section 20, Township 30 North, Range 3 West, W.M., Clallam County, Washington

PROPERTY OWNER: Sequim Senior Services Corporation (Michael Smith, Executive Director).

PROJECT LEAD / DESIGNATED CONTACT: Karla Forsbeck, Dungeness Design, 520 N, Sequim Ave., Sequim, WA 98382.

PROJECT DESCRIPTION: A short plat alteration to combine 4 short platted lots and the construction of the Shipley Center Health & Wellness Annex, which will be a 6,508 sf, one-story recreational facility with an exercise room, demonstration (commercial) kitchen, patio, administrative office, conference room, restrooms and storage space. The purpose of the facility is to promote health and wellness for seniors by providing spaces for exercise classes, group recreational activities and healthy eating and cooking classes and demonstrations. It will be an annex to the main Shipley Center building which is located across E. Hammond Street to the south of the proposed building site. The site will provide 70 parking spaces (including 8 ADA spaces), "dark-sky" night lighting fixtures and accessible walkways around the site.

The applications and supporting materials are available for review on the City webpage at <https://www.sequimwa.gov/471/Current-Projects>.

CONSISTENCY W/APPLICABLE CITY OF SEQUIM PLANS & REGULATIONS: The proposal will be reviewed for compliance with all applicable codes and standards, including the Comprehensive Plan & Sequim Municipal Code. The proposal is an allowed use in the underlying Community Business (CB) zoning district, subject to the requirement for an approved short plat alteration and design review approval pursuant to SMC 18.24.031, and processed as a Type A-2 permit in accordance with SMC 18.24.033 and SMC 20.01.090.

ENVIRONMENTAL REVIEW: This proposal is subject to the requirements of the State Environmental Policy Act (SEPA) and a SEPA threshold determination is pending agency review of the proposal. Issuance of a threshold determination may trigger an additional fourteen-day SEPA comment period pursuant to WAC 197-11-502. Additional public notice will be provided upon issuance of the SEPA Threshold Determination.

COMMENTS: Persons wishing to comment on the project should submit written comments no later than 4:00 PM on **August 26, 2021**, to the City of Sequim, Department of Community Development (DCD), c/o Tim Woollett, 152 West Cedar Street, Sequim, WA – twolett@sequimwa.gov.

Public comments should be as specific as possible and submitted to the City as early in the review of the application as possible. Public comments may be mailed, emailed, personally delivered or faxed to the City: Any person has the right to comment on the application and receive a copy of the decision once made, and a party of record may appeal the decision once it's made. Please contact the City of Sequim for information regarding the appeal process and timelines.

A final decision on the application will be made by the Community Development Director within 120 days of the date of the determination of completeness, per SMC 20.01.230 and RCW 36.70B.080(1).

