



NOTICE OF APPLICATION

PROPOSED SMARTCAP 188th St. Industrial Development SPECIAL USE PERMIT APPLICATION - PLN#588

Notice is hereby posted that the City of Arlington Community and Economic Development Department, Planning Division has received a Special Use Permit Application for a new industrial warehouse facility at the 6300 Block of 188th St. NE.

Applicant: SMARTCAP Development QOZB, LLC

File Name & Number: SMARTCAP 188th St. Industrial Development - PLN#588

Date of Application Submittal: July 10, 2019

Application Process: Decisions on Special Use Permit applications are made by the Community Development Director unless any interested party requests a hearing before the Hearing Examiner by the close of the review period of this notice of application as required per AMC Section 20.16.120.

Any person has the right to comment on this application. Parties of record may appeal the decision of the Community Development Director or Hearing Examiner to the Snohomish County Superior Court.

Date of Notice of Complete Application: August 7, 2019

Neighborhood Meeting: Neighborhood Meetings are not required for Special Use Permits

Date of Notice of Application Filed: Thursday, August 15, 2019

Project Location: The project is located northwest at the 6300 Block of 188th St. NE. Tax Parcel ID # 31052200102700, 31052200102500, 31052200103000, 3105200101000, 310522001032000

Project Description: The proposed development includes three buildings, Building A and B are 49,508 SF each and Building C is 129,520 SF, of industrial uses that will serve as office/warehouse and office/manufacturing uses for future tenants, on an 11.8 acre site with associated improvements including, drive aisle, parking, landscaping, and underground utility infrastructure.

City Approvals Required: Special Use Permit, Boundary Line Adjustment, SEPA Review, Site Civil Permit, Utility Permits, Building Permits, Design Review

Other Agencies Approvals Required: Department of Ecology Stormwater General Construction Permit

Studies Required: Drainage Report, Geotechnical Report, Traffic Impact Analysis, SEPA Checklist

Comment Period There is a 14-day comment period for the Special Use Permit application. If you would like to comment on the Special Use Permit application, written comments/requests must be received prior to 5:00 p.m. on Thursday, August 29, 2019.

Staff Contact: Josh Grandlienard, Planner II joshg@arlingtonwa.gov

How to Reach Us: The Permit Center for the City of Arlington Community and Economic Development Department is located at the Arlington Airport Office, 18204 59th Avenue NE, Arlington, WA 98223. For information about the project, contact City of Arlington Community and Economic Development Department, Planning Division, at 360-403-3551. A copy of the Application is available from the City at no charge to any person who requests it.