

From: [Amy Rusko](#)
To: [Platts, Max](#)
Subject: RE: [EXTERNAL] City of Arlington Notice of Application and SEPA Review for Grandview North's Apple Builders Mixed Use Development
Date: Friday, February 4, 2022 2:42:00 PM
Attachments: [image001.png](#)

Thank you for your comments Max.

Thank you,
Amy Rusko



Amy Rusko | Planning Manager
Phone: 360-403-3550
Email: arusko@arlingtonwa.gov
Website: www.arlingtonwa.gov
18204 59th Ave NE, Arlington, WA 98223

From: Platts, Max <PlattsT@wsdot.wa.gov>
Sent: Friday, February 4, 2022 2:32 PM
To: Amy Rusko <arusko@arlingtonwa.gov>
Subject: RE: [EXTERNAL] City of Arlington Notice of Application and SEPA Review for Grandview North's Apple Builders Mixed Use Development

[NOTICE: This message originated outside the City of Arlington mail system.-- DO NOT CLICK on links or open attachments unless you are sure the content is safe.]

Good afternoon Amy,

Thank you for the opportunity to provide comment on PLN #912. Please feel free to reach out with any questions or concerns.

Thanks again and have a great weekend.

Max Platts
WSDOT Aviation
360-890-5258

From: Amy Rusko <arusko@arlingtonwa.gov>
Sent: Friday, January 21, 2022 12:38 PM
To: Andrea Pellham <apellham@snohd.org>; Brian Lewis <blewis@asd.wednet.edu>; Chris Holland <cholland@marysvillewa.gov>; Clarissa Stenstrom <clarissa.stenstrom@snoco.org>; CNG Service <service@cngc.com>; Marks, Derek <dmarks@tulaliptribes-nsn.gov>; Anderson, Dawn

<AnderDM@wsdot.wa.gov>; Deryl Taylor <dtaylor@marysvillewa.gov>; DOC Review Team <reviewteam@commerce.wa.gov>; EFSEC <efsec@utc.wa.gov>; Elbert Esparza <elbert.esparza@snoco.org>; Eric Heinitz <efheinitz@doc1.wa.gov>; Fred Owen <fred.owen@wavecable.com>; Ivan Miller <imiller@psrc.org>; Jeffrey Thomas <jthomas@marysvillewa.gov>; Joseph Norris <joseph.norris@usps.gov>; Nelson, Kurt <knelson@tulaliptribes-nsn.gov>; Kate Tourtellot <kate.tourtellot@commtrans.org>; Cooper, Kelly (DOH) <Kelly.Cooper@DOH.WA.GOV>; Kelly McLain <kmclain@agr.wa.gov>; Kerry Lyste <klyste@stillaguamish.com>; Lucas Larson <llarson@snohd.org>; Marsha Carlsen <marsha.carlsen@snoco.org>; Marsha Engel <marsha.engel@psp.wa.gov>; Marysville Cross Connection <ccross@marysvillewa.gov>; Platts, Max <PlattsT@wsdot.wa.gov>; Alam, Nazmul <AlamN@wsdot.wa.gov>; Noah Tunick <noah.tunick@commtrans.org>; permitting@stillaguamish.com; Randy Kline <randy.kline@parks.wa.gov>; Sam Barr <sbarr@stillaguamish.com>; SEPA Center <sepacenter@dnr.wa.gov>; SEPA DAHP <sepa@dahp.wa.gov>; SEPA Desk <sepadesk@dfw.wa.gov>; SEPA PSCAA <sepa@psc Cleanair.org>; SEPA Register <separegister@ecy.wa.gov>; SEPA Review Team <sepa.reviewteam@doh.wa.gov>; SEPA Unit <sepaunit@ecy.wa.gov>; SHD Admin <admin@snohd.org>; Sno.Co.PUD <crenderlein@sнопud.com>; Stephanie Jolivet <stephanie.jolivet@dahp.wa.gov>; Stephen Posner <sposner@utc.wa.gov>; Steve Rice <srice@snohd.org>; Terri Sinclair-Olson <terri.inclair-olson@dshs.wa.gov>; Terry Finn <terry.finn@bnsf.com>; Waste Management <eniguidula@wm.com>

Subject: [EXTERNAL] City of Arlington Notice of Application and SEPA Review for Grandview North's Apple Builders Mixed Use Development

WARNING: This email originated from outside of WSDOT. Please use caution with links and attachments.

Dear SEPA Review Agencies –

The City of Arlington has issued a Notice of Application, Mitigated SEPA Threshold Determination (MDNS), and Notice of Neighborhood Meeting for Grandview North's Apple Builders Mixed Use Development, project PLN #912.

The City invites affected agencies, tribes, and special districts to review the attached documents for potential environmental impacts and provide the City Staff Contact with any comments by the close of the comment period as indicated on the SEPA Threshold Determination. Agency comments are to be submitted to the City Staff Contact via email or through the postal service. Regardless of the method, the City asks that SEPA comments be provided on their respective agency's formal letterhead.

Once received, comments will be made part of the official record on file with the City. After the close of the comment period, the City will review all comments received, and may, at its discretion, modify, or add conditions to mitigate for newly identified environmental impacts. Please note that the City will only accept written SEPA comments. Following City review, all SEPA comments received within the comment period will be forwarded directly to the project applicant.

Comments received (or post-marked, if mailed) outside of the comment period will not be considered or made part of the record.

The due date for this review is 5:00 pm on Friday, February 4, 2022.

The application submittal documents can be found at this link:

<https://www.arlingtonwa.gov/310/Public-Notices-Hearings>

Thank you,

Amy Rusko



Amy Rusko | Planning Manager

Phone: 360-403-3550

Email: arusko@arlingtonwa.gov

Website: www.arlingtonwa.gov

18204 59th Ave NE, Arlington, WA 98223



Aviation Division
7702 Terminal St SW
Tumwater, WA 98501
360-709-8015 / FAX: 360-709-8009
Toll Free: 1-800-552-0666
TTY: 1-800-833-6388
www.wsdot.wa.gov

February 4, 2022

Amy Rusko
Planning Manager
City of Arlington
18204 59th Dr. NE,
Arlington WA 98223

RE: City of Arlington Centennial Park MDNS Grandview North PLN #912

To whom it may concern:

Thank you for the opportunity to provide comment regarding the City of Arlington Grandview North LLC, MDNS.

Washington State Department of Transportation (WSDOT) has reviewed the SEPA and Notice of Application. The site for the development is in Zone 6 of the WSDOT Airports and Compatible Land Use Guidebook Compatibility Zones. The proposed development is consistent with WSDOT's guidance but given the proximity of the location to the airport and being close to the approach and departure path, it should be noted that the property may experience low flying aircraft, aircraft engine and propeller noise, vibrations, exhaust fumes, which may be perceived as a nuisance to the future residents.

WSDOT recommends that the city require a title notice advising the property owner and future tenants that they live near an airport and may be impacted by airport operations.

We appreciate the opportunity to offer written comments. Our office is available for any questions or further discussions. Please don't hesitate to contact me at 360-890-5258 or max.platts@wsdot.wa.gov

Sincerely,

Thomas (Max) Platts

T.S. "Max" Platts
Aviation Land Use Planner, WSDOT Aviation Division

From: [Kristin Foster](#)
To: [Amy Rusko](#)
Subject: RE: [EXTERNAL] City of Arlington Conditional Use Permit Notice of Public Hearing - PLN912
Date: Tuesday, August 1, 2023 1:10:30 PM
Attachments: [image001.png](#)
[image002.png](#)

Sounds great! Thanks

Kristin Foster
Permit Technician
City of Arlington
Community & Economic Development
18204 59th Ave NE
Arlington, WA 98223
Office: 360-403-3545
www.arlingtonwa.gov



From: Amy Rusko <arusko@arlingtonwa.gov>
Sent: Tuesday, August 1, 2023 12:11 PM
To: Kristin Foster <kfoster@arlingtonwa.gov>
Subject: RE: [EXTERNAL] City of Arlington Conditional Use Permit Notice of Public Hearing - PLN912

We are just having them do the Arlington Airport Avigation Easement that requires that form to be completed. The Airport will work with the property owner and will be a condition listed on the Conditional Use Permit.

Sincerely,
Amy Rusko



Amy Rusko | Planning Manager
Phone: 360-403-3550
Email: arusko@arlingtonwa.gov
Website: www.arlingtonwa.gov
18204 59th Ave NE, Arlington, WA 98223

From: Kristin Foster <kfoster@arlingtonwa.gov>

Sent: Tuesday, August 1, 2023 10:07 AM

To: Amy Rusko <arusko@arlingtonwa.gov>

Subject: FW: [EXTERNAL] City of Arlington Conditional Use Permit Notice of Public Hearing - PLN912

I looked through the file and couldn't find anything from Scott for a FAA submittal. Let me know if you need anything from me on this. Thanks

Kristin Foster
Permit Technician
City of Arlington
Community & Economic Development
18204 59th Ave NE
Arlington, WA 98223
Office: 360-403-3545
www.arlingtonwa.gov



From: WSDOT Aviation Land Use Inquiries and Application Submittals

<AviationLandUse@WSDOT.WA.GOV>

Sent: Wednesday, July 26, 2023 11:03 AM

To: Kristin Foster <kfoster@arlingtonwa.gov>

Subject: RE: [EXTERNAL] City of Arlington Conditional Use Permit Notice of Public Hearing - PLN912

This message is from an External Sender

This message came from outside the City of Arlington

M Foster,

WSDOT Aviation Division reviewed the sent documents on 07/26/2023. This building falls in land use compatibility zone 6 for the Arlington Airport. Multi-purpose buildings such as those proposed here are permitted in zone 6.

If the building will be higher than 33 feet, the sponsor is asked to submit Forms 7480-1 and 7480-2 with the FAA. For more information, see <https://oeaaa.faa.gov/oeaaa/external/portal.jsp>

Cheers,

David Ison, PhD | Aviation Planner
Emerging Aviation Technologies & Land Use Compatibility
Washington State Department of Transportation
isond@wsdot.wa.gov C: 360-890-5258

From: Kristin Foster <kfoster@arlingtonwa.gov>
Sent: Thursday, July 20, 2023 11:59 AM
To: klyste@stillaquamish.com; WSDOT Aviation Land Use Inquiries and Application Submittals <AviationLandUse@WSDOT.WA.GOV>; Jolivette, Stephanie (DAHP) <stephanie.jolivette@dahp.wa.gov>
Cc: Amy Rusko <arusko@arlingtonwa.gov>
Subject: [EXTERNAL] City of Arlington Conditional Use Permit Notice of Public Hearing - PLN912

WARNING: This email originated from outside of WSDOT. Please use caution with links and attachments.

Good Afternoon,

Attached you'll find the Notice of Public Hearing for the Ironwood Place project file number PLN912. We are sending you this notice as you previously commented on the project.

Sincerely,

Kristin Foster
Permit Technician
City of Arlington
Community & Economic Development
18204 59th Ave NE
Arlington, WA 98223
Office: 360-403-3545
www.arlingtonwa.gov

