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## Notice of Appeal Hearing

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**Dates:** Application Received: June 9, 2023  
Appeal Hearing: December 12, 2023

**Description:** Appeal of Notice of Violation issued to Bernard Morris of Rio Vista Shops LLC. The Notice of Violation being appealed alleges Rio Vista Shops LLC is maintaining unpermitted and unsafe uses and occupancies on a property located at 1724 Rio Vista Avenue in violation of City of Burlington building, fire, sanitation, and zoning codes.

**Permit Number(s):** LUP 4-23

**Applicant:** Bernard Morris, Rio Vista Shops LLC.

**Location/Parcel Number:** 1724 Rio Vista Avenue, Burlington / P62688

**SEPA:** Pursuant to WAC 197-11-800(11) quasi-judicial appeal proceedings are categorically exempt from State Environmental Policy Act (SEPA) threshold determination requirements.

**Commenting/Meetings:** A public hearing will be held to consider the appeal filed by Rio Vista Shops LLC. The hearing will be held on December 12, 2023, at 3:00 p.m. in the City Council Chambers of Burlington City Hall located at 833 South Spruce Street. Additionally, the public hearing will be hosted as a Zoom Webinar, you are invited to dial-in by calling 1-253-215-8782; or online through Zoom at this link: <https://zoom.us/j/94491743954> , Webinar ID: 944 9174 3954.

To learn more about the Notice of Violation or appeal hearing, please contact the Burlington Community Development department at 360-755-9717.

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