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## Notice of Staff Report Recommendation & Exhibits

<b>Dates:</b>	Application Received:	July 19, 2023
	Application Complete:	August 1, 2023
	Notice Issued:	August 2, 2023
	Staff Report Recommendation:	December 11, 2023
<b>Description:</b>	Development of 89 horizontally attached dwellings (townhomes) for individual sale. The development includes street improvements to Pine Street and Sharon Avenue, landscaping, utilities, environmental mitigation, and site improvements. The proposal includes an application to remove portions of the site from the regulatory floodplain through a FEMA Letter of Map Amendment (LOMA) process.	
<b>Permit Number(s):</b>	LUP 6-23	
<b>Applicant:</b>	Landed Gentry Development, Inc. – Anna Nelson	
<b>Lead Agency:</b>	The City of Burlington, Community Development Department	
<b>Project Location:</b>	900 block of South Pine Street, Burlington WA	
<b>Parcel Number:</b>	P133596, P133597, P72178, P72179, P72181, P62772 and P62771	
<b>Public Hearing Details:</b>	City of Burlington has issued the Staff Report recommendation for Gages Crossing preliminary subdivision and hearing exhibits. Once the public hearing date has been determined, parties of record will be sent notification of hearing date/time.	
<b>Link to Materials:</b>	Staff report and exhibits are available at the link below under <b><i>Preliminary Subdivision – Gages Crossings Public Hearing:</i></b>  <a href="https://burlingtonwa.gov/105/Community-Development">https://burlingtonwa.gov/105/Community-Development</a>  All studies, reports, application materials, and environmental documents for this proposal are on file with the Planning Department and are available upon request. Please contact Brad Johnson, Community Development Director - City of Burlington, 833 S. Spruce Street, Burlington, WA 98233, <a href="mailto:bradmj@burlingtonwa.gov">bradmj@burlingtonwa.gov</a> .	