



Notice of Permit Application and Public Comment Period

Dates:

Application Received:	May 2, 2024
Application Complete:	May 21, 2024
Notice Issued:	May 21, 2024
Comments Due:	June 4, 2024

Description: BYK Construction is proposing to construct a self-storage facility that consists of 5 separate single-story buildings for a total of 67,458 square feet of semi-heated and non-heated enclosed and 750 square foot office space. The project also consists of 124,294 square feet of RV/Boat Storage that will consist of 148 spaces. The development site is currently vacant, and the site has a total area of approximately 7.25 acres. The project also includes building a private access road from Walnut Street back to the property over a 50' easement on the North side of properties P132582 and P132581. The site is located in the regulatory floodplain. No other known critical areas are present. The proposed development will involve clearing, grading, excavation, filling, the construction of buildings, and the installation of related landscaping, stormwater, and utility improvements.

Permit Number(s): LUP 8-24

Applicant: Madison Bowman, BYK Construction, Inc.

Lead Agency: The City of Burlington, Community Development Department

Location/Parcel Number: 1808 S Walnut Street/P133929, P132582

Permits & Studies: The application includes land use, site plan review, and grading/engineering permit requests. A geotechnical report, wetland determination, floodplain habitat assessment, preliminary storm-water plan, preliminary civil engineering plans, landscaping plans, exterior lighting specifications, a traffic report, and a ground water report have been submitted. A building permit will be required prior to construction.

SEPA: The lead agency is utilizing the optional State Environmental Policy Act (SEPA) Determination of Non-Significance (DNS) process provided for in WAC 197-11-355 and expects to issue a MDNS. Additional mitigation measures may be required whether or not an EIS is required. Comments on the environmental impacts associated with the proposed action, or on the associated permits, must be submitted to the Burlington Community Development Department by 5:00 P.M. June 4, 2024. This may be the only opportunity provided to comment on this proposal.

Commenting/Meetings: If you wish to receive further notices or information concerning this proposal you must do so by sending a written request, or an email, to the City of Burlington Community Development Department. Comments may be submitted in writing, or by email, at any time prior to June 4, 2024. All studies, reports, application materials, and environmental documents for this proposal are on file with the Community Development Department and are available upon request. Please contact the Community Development Department - City of Burlington, 833 S. Spruce Street, Burlington, WA 98233, Bplanning@burlingtonwa.gov. No public meeting will be held for this project.