



CITY OF BLACK DIAMOND

P.O. Box 599
24301 Roberts Drive
Black Diamond, WA 98010

Phone: (360) 886-2560
Fax: (360) 886-2592
www.ci.blackdiamond.wa.us

NOTICE OF APPLICATION LAWSON HILLS DEVELOPMENT AGREEMENT

Notice Released: October 5, 2010

The City of Black Diamond has received the following application that may be of interest to you. The application and any related documents are available for public review during normal business hours at the City of Black Diamond, 24301 Roberts Drive, Black Diamond, WA. Electronic copies and information about the MPD will also be available on the City's website. For additional information, please contact the Community Development Department at 360-886-2560.

Project Name: Development Agreement for the approved "Lawson Hills" Master Planned Development (MPD)

Application Date: September 13, 2010

Complete Application Date: September 21, 2010

Application Number: PLN10-0021

Name of Applicant: BD Lawson Partners, 10220 NE Points Drive Suite 120, Kirkland, WA 98033

Project Description: Proposed Development Agreement for the approved Lawson Hills MPD, which totals 371 acres and includes 1,250 dwelling units and 390,000 square feet of retail, office and light industrial uses; and educational, recreational, and open space uses.

Location: The Lawson Hills MPD consists of two subareas, the Main Property and the North Triangle. The "Main Property" is primarily southeast of Lawson St. in the vicinity of Botts Dr. The "North Triangle" is located on the west side of SR 169, approximately one mile north of the SR 169/Roberts Road intersection.

Environmental Documents: A Final Environmental Impact Statement (FEIS) was issued in December 2009.

Prior Approval: Master Planned Development approval by Ordinance 10-947, adopted September 20, 2010.

Requested Approval: Development Agreement

Staff Contact: Steve Pilcher, Community Development Director, City of Black Diamond, 360-886-2560

You are invited to express comments, request to receive notice of public hearings, participate in any hearings, request a copy of the decision when it becomes available, and be made aware of any appeal rights. Written comments may be submitted to Steve Pilcher, Community Development Director, at the address noted above.

INITIAL COMMENTS RELATED TO THIS APPLICATION ARE REQUESTED BY NOVEMBER 5, 2010.

There will be more opportunities to comment on this proposal. The City's Hearing Examiner will conduct the required open record hearing on the proposed Development Agreement. Once the open record hearing is scheduled, a separate Notice of Public Hearing will be mailed. The City Council will conduct a closed record

hearing after receipt of the Examiner's recommendation. *In order to participate in the City Council's closed record hearing, individuals must provide testimony (either oral or written) to the Hearing Examiner.*