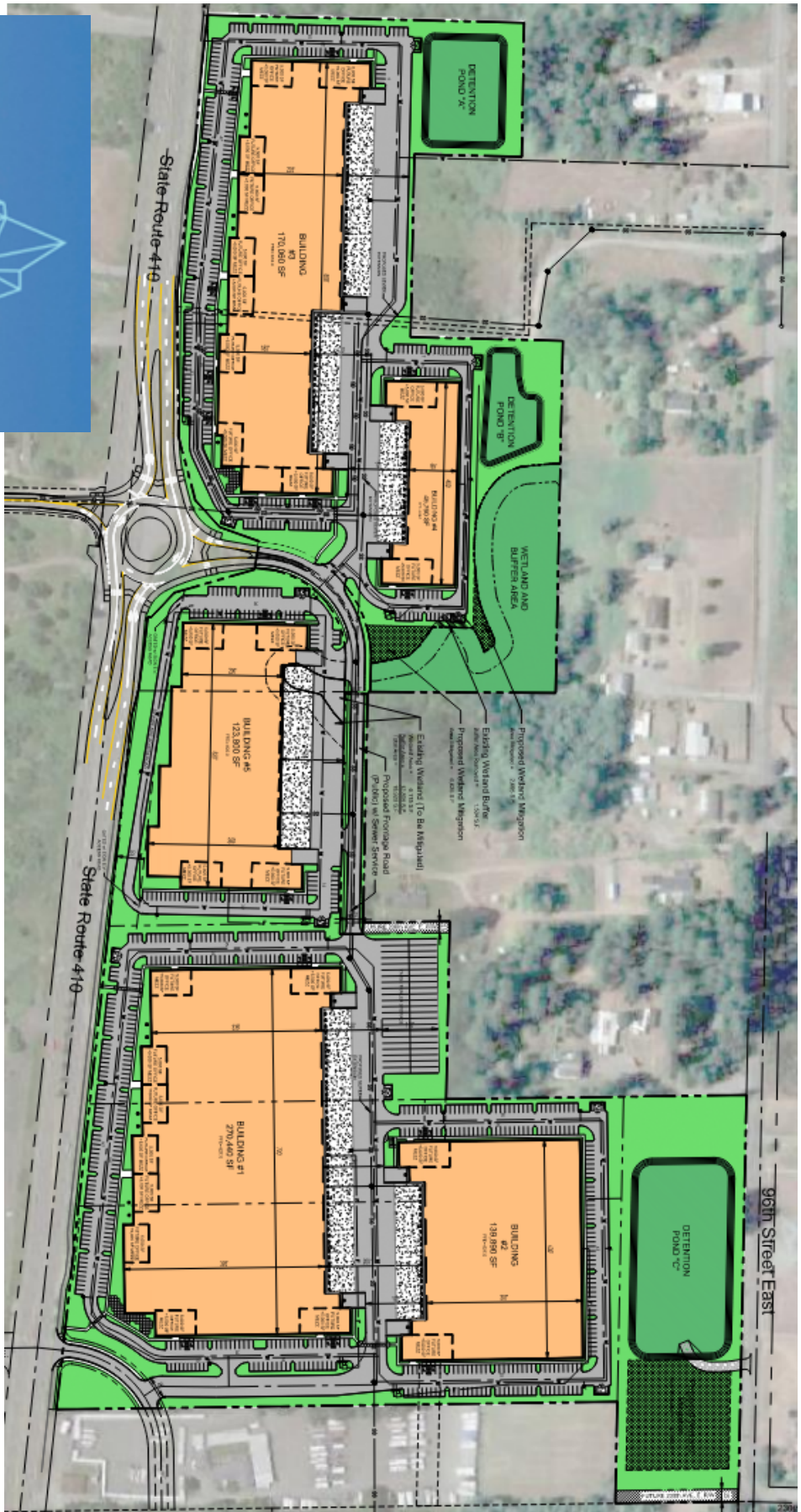




NOTICE OF PUBLIC HEARING and OPTIONAL DNS/MDNS

The public has the right to review the contents of the official file for the proposal, provide written comments, participate in the public hearings/meetings, and request a copy of the final decision. The most current application materials are available for public review by clicking on the ordinance file number(s) (in bold) provided in this notice, or by requesting a link from the staff contact listed in this notice. Comments may be emailed to the staff contact identified in the notice, mailed to the attention of the staff contact to P.O. Box 7380, Bonney Lake, WA 98391, or delivered to the Public Services Department located at 9002 Main Street East, Suite 300, Bonney Lake, WA 98391. Comments will be accepted if filed with the Public Services Department on or before 5PM on 9/27/2022.

Notice Date:	9/9/2022	Comment Due Date:	9/27/2022
Project:	The proposed Peak410 Business Park (PFTBP) will encompass approximately fifty (50) acres and include approximately 850,000 square feet of building area for light industrial, manufacturing, wholesale, and office uses. In addition to the onsite building construction, the project includes several onsite and offsite utility and roadway improvements.		
Project Name:	Peak410 Business Park		
Environmental Review:	<p>NOTICE IS HEREBY GIVEN that the City expects to issue either a Determination of Non-Significance (DNS) or Mitigated Determination of Non-Significance (MDNS) for this proposal using the optional DNS process provided in WAC 197-11-355. This will be your only opportunity to comment on the environmental impacts of the proposed project. The proposal may include mitigation measures under applicable codes, and the project review process may incorporate or require mitigation measures regardless of whether an EIS is prepared. A copy of the subsequent threshold determination for the proposal may be obtained upon request.</p>		
Public Hearing:	<p>NOTICE IS HEREBY FURTHER GIVEN that the City of Bonney Lake City Council will convene a Public Hearing at 6:00 p.m. on 9/27/2022 or soon thereafter in the City Council Chambers at the Bonney Lake Justice and Municipal Building, 9002 Main Street E., Bonney Lake, Washington to receive public testimony on the proposed <u>Peak410 Business Park Development Agreement</u>. The public can call in to the City Council Meeting at: 408-740-7256 (Meeting ID: 215 767 540#) or participate virtually using the Chrome internet browser at the following link: https://bluejeans.com/215767540.</p>		
Applications:	<p><u>PLN-2022-02753 SEPA, PLN-2021-02635 Development Agreement</u> <u>PLN-2022-02755 Wetland Report</u>, and <u>PLN-2022-02754 Hydrogeological Assessment</u></p>		
Staff Contact:	Jason Sullivan, Planning and Building Supervisor; Phone: (253) 447-4355; Email Address: sullivanj@cobl.us		
Documentation Available:	Development Agreement, Site Plan, Landscaping Plan, Wetland Report, Hydrogeological Assessment, Cultural Resource Assessments, SEPA Checklist, Tree Assessments, Traffic Impact Analysis, Project Narrative		



PEAK410 Business Park Conceptual Site Plan