



COMMUNITY DEVELOPMENT DEPARTMENT

230 Pioneer Street | PO Box 608 | Ridgefield, WA 98642
(360) 887-3557 | Fax: (360) 887-0861 | www.ci.ridgefield.wa.us

NOTICE OF PENDING REVIEW

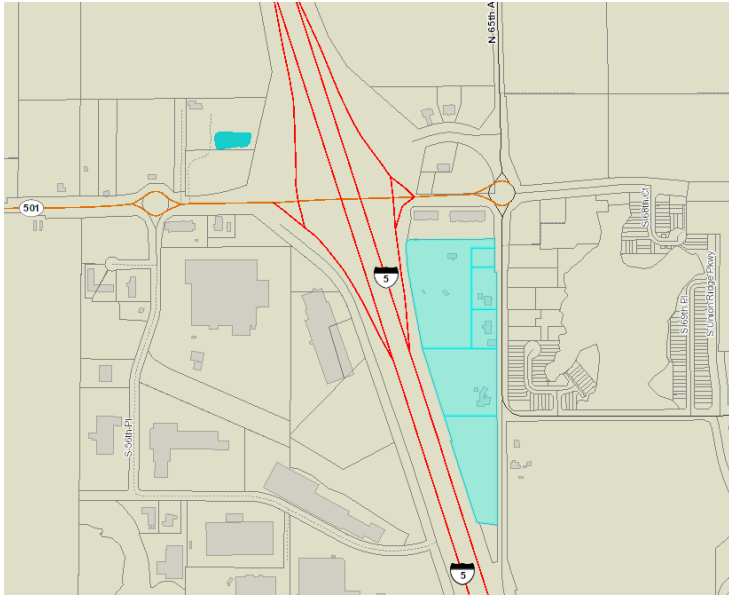
Tri-Mountain Station North and South Commercial Site Plan Review

File No. PLZ-21-0068-0075, 0095

Date	Application technically complete: October 21, 2021 Public notice issued: October 27, 2021
Proposal	Develop ten commercial buildings retail, restaurant, and hotel) with associated site improvements.
Location	A total of six parcels in Ridgefield, WA 98642: 1. 109 S 65th Ave, #38 S21 T4N R1E WM, #213979000, 5.78 ac 2. No address, #30 S21 T4N R1E WM, #214068000, 0.43 ac 3. 201 S 65th Ave, #50 S21 T4N R1E WM, #213999000, 0.96 ac 4. 299 S 65th Ave, #45 & #71 S21 T4N R1E WM, #213994000, 0.87 ac 5. 457 S 65th Ave, #44 S21 T4N R1E WM, #214069000, 3.75 ac 6. No address, #68 S21 T4N R1E WM, #214017000, 3.9 ac
Applicant	Amy Zoltie, Tri Mountain Station, LLC. 275 W 3rd St #300 / Vancouver, WA 98660. Contact: 360.818.7032, projects@hurleydev.com
Applicant's Representative	Travis Johnson, PLS Engineering. 604 W Evergreen Blvd / Vancouver, WA 98660. Contact: 360.944.6519, pm@plsengineering.com
Property Owner	Tri-Mountain Development LLC
Zoning	Commercial Regional Business (CRB)
SEPA Determination	Determination of Non Significance (DNS)
Review Type	Type II Basic Site Plan, Binding Site Plan, Critical Areas, SEPA, Administrative Adjustment, and Boundary Line Adjustment Review
Public Comment	The review authority will consider written comments received by the City within fourteen (14) days from the date of the notice, until 5:00 PM on November 10, 2021 . Please mail comments to: City of Ridgefield, attn. PLZ-21-0068-0075, 0095 Tri-Mountain Station PO Box 608 / Ridgefield, WA 98642 Written comments may also be delivered to 510-B Pioneer Street, or emailed to the project contacts below.
Availability of Materials	The application materials are available for inspection by appointment at the Community Development Department, 510-B Pioneer St, Ridgefield, WA, during normal weekday business hours, Monday through Friday from 8:00 AM through 5:00 PM. Printed copies of the application materials are available at a reasonable cost.
Staff Contact	Claire Lust, Community Development Director, 360.857.5024, Claire.lust@ridgefieldwa.us Brenda Howell, City Engineer, 360.857.5022, Brenda.howell@ridgefieldwa.us

PLEASE SUBMIT ANY COMMENTS BY 5:00 PM, November 10, 2021

PROJECT LOCATION



PROPOSED SITE PLAN

