



**NOTICE OF APPLICATION FOR
CJ DENS SUBDIVISION
(File no. SUB20-02)**

Shoreline Substantial Development Permit, Shoreline Conditional Use Permit and Shoreline Variance (SHOR20-01); Critical Areas Review (CA20-08); Archaeological Review (ARCH20-08); Temporary Use Permit (TUP20-05)

NOTICE IS HEREBY GIVEN that an application for “CJ Dens” a 152-lot single-family residential subdivision requesting preliminary plat approval was received on November 25, 2020 and was deemed technically complete on January 15, 2021. A portion of the project is located within the shoreline designation of “Urban Conservancy”. A public hearing is required for the development proposal and will be scheduled at a later date. A separate public notice for the public hearing will be mailed to all property owners within 300-feet of the subject development and published in the Post Record.

Location: The 49.62-acre site is zoned single-family residential (R-7.5) in the City of Camas. The site is located at 715 SE Leadbetter Road. The site is located west of N Adams Street and north of SE Leadbetter Road in the NE ¼ of Section 34 and the NW ¼ of Section 35, Township 2 North, Range 3 East, Camas, WA, Parcel Numbers: 177906-000, 178172-000 and 178236-000.

Application Materials: The application included the following: project narrative, shoreline narrative, amended SEPA checklist, preliminary plat plans, tree report, traffic study, archaeological predetermination*, preliminary stormwater report and critical area reports including mitigation plans. Application materials are available for review from the Community Development Department during regular business hours Monday – Friday 8am-5pm.

Comment Deadline: Written comments must be received in the next 30 days, by **February 28, 2021**, before 5:00 p.m. Mailed comments may be directed to the Community Development Department, c/o Lauren Hollenbeck, 616 NE Fourth Avenue, Camas, WA 98607, or email your comments to communitydevelopment@cityofcamas.us.

For questions related to this application, please contact Lauren Hollenbeck, Senior Planner, at (360) 817-7253 or lhollenbeck@cityofcamas.us.

*consistent with RCW 42.56.300, Archaeological information is exempt from public disclosure.

VICINITY MAP



CONCEPTUAL SITE PLAN

