

Re-Notice of Type III Application and Public Hearing (Date Change)

The Department of Community Development received an application for development review, as described below. This application is subject to public notice and a public hearing conducted pursuant to Clark County Code, Section 40.510.030 and applicable code sections as listed below.

The date of the scheduled hearing has changed.

The public hearing date on this development proposal has been changed.

The Clark County Hearing Examiner will conduct the public hearing on Thursday, February 13, 2020 at 6:00 p.m., at the Public Service Center, 1300 Franklin Street, Vancouver, Washington, 98660, on the sixth floor, Room 680 (see attached map).

The doors to the Public Service Center will open between 5:45 and 7:00 p.m. for those attending the hearing on this matter. Parking is available in the parking garage on the north side of the Public Service Center, with access off Franklin Street.

At the hearing, the Hearing Examiner will consider the following:

- Project Name:** Acero Padden Apartments
- Case Numbers:** OLR-2019-00145 - Appeal of PSR-2019-00013
- Request:** Site Plan Review approval for the construction of a 288 unit apartment complex, including accessory parking and open space areas, a property management and fitness center building, a pool, and a maintenance building. The site is located on approximately 13.78 acres in the office residential (OR-22) zoning district.
- Location:** 3507, 6311, 3701 & 3813 NE 78TH St, Vancouver, WA 98686; Parcels 144516000, 144514000, 144492000 & 144534000
- Appeal Issues:** Appeal of Transportation Concurrency Condition A-8.a in the Type II Site Plan Review Staff Report & Decision (PSR-2019-00013) [see appeal letter - Exhibit 34]
- Appellant:** Miller Nash Graham & Dunn LLP
Attn: LeAnne Bremer
500 Broadway, Suite 400
Vancouver, WA 98660
Phone - 360.619.7002
Email - leanne.bremer@millernash.com

Revised 7/15/13



Community Development
1300 Franklin Street, Vancouver, Washington
Phone: 564.397.2375 Fax: 564.397.2011
www.clark.wa.gov/development



For an alternate format, contact the Clark County ADA Compliance Office.
Phone: 564.397.2322
Relay: 711 or 800.833.6384
E-mail: ADA@clark.wa.gov

Applicant: Ott Gaither
1101 SE Tech Center Drive, #160
Vancouver, WA 98683
(360) 798-2282
ott@gaitherconstruction.com

Hearing Examiner: Daniel Kearns

Staff contact: Scott Wiedemer
564.397.5273
Email - scott.wiedemer@clark.wa.gov

Neighborhood contact: NE Hazel Dell Neighborhood Association
Doug Ballou, President
360-573-3314
dougballou@comcast.net

Date this Public Notice issued: December 17, 2019

Public Testimony

Faxed, mailed or delivered testimony must be received at the Community Development Permit Center by 12:00 noon the day of the hearing. Other written or verbal testimony may be presented and considered at the public hearing.

Testifying in person

Any person wishing to present oral testimony at the public hearing should arrive by 6:00 p.m. at the at the Public Service Center, 1300 Franklin Street, Vancouver, Washington, 98660, on the sixth floor, Room 680 (see attached map).

For more information, see *The land use hearing process and how to provide effective testimony* handout on the following website: www.clark.wa.gov/development/how.html

Written testimony

1. Written testimony can be presented to the examiner in person at the hearing
2. **Written testimony not presented in person to the examiner must arrive by 12:00 noon on the day of the hearing** in one of the following methods:
 - a. Hand-deliver: Community Development
Public Service Center
1300 Franklin, first and third floors
Vancouver WA 98660
 - b. Mail: Land Use Review, Community Development
PO Box 9810
Vancouver, WA 98666-9810.

c. email: scott.wiedemer@clark.wa.gov

An accurate mailing address for those mailing comments must be included or they will *not* qualify as a "Party of Record" and, therefore, will not have standing to appeal the decision.

Information regarding this application can be obtained by calling 564.397.4895, visiting Community Development, 1300 Franklin Street, Vancouver, Washington 98660, or checking the status online at www.clark.wa.gov/development.

Appeal Process

The Hearing Examiner normally issues a decision within two weeks from the close of the public hearing. The Hearing Examiners decision may be appealed only if, within twenty-one (21) calendar days after written notice of the decision is mailed, a written appeal is filed in the superior court of Clark County, pursuant to Chapter 36.70B RCW or applicable state law.

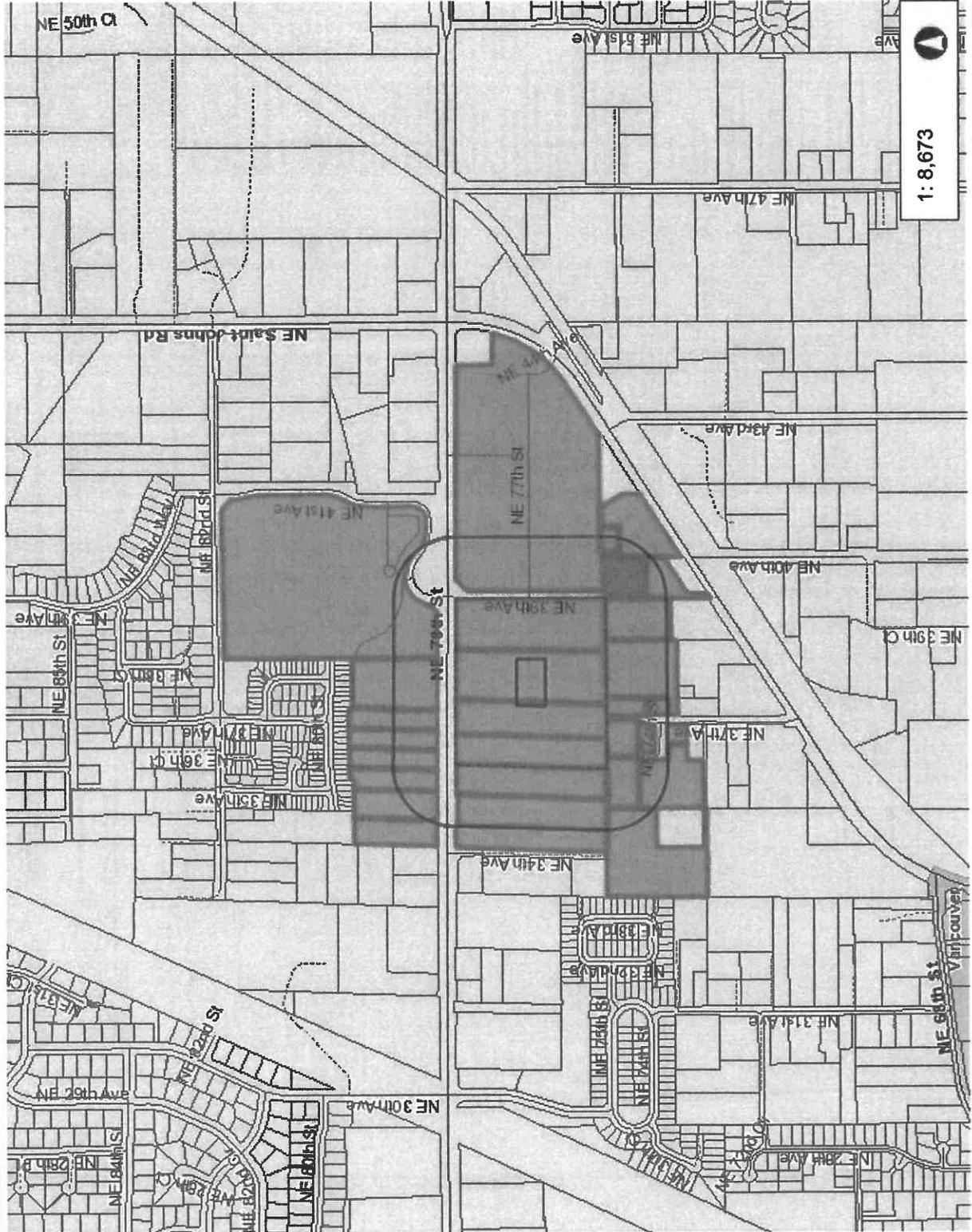
Refer to our *Appeals* handout for more information and fees.

Accommodation of physical impairments

The Public Service Center is wheelchair accessible. If you need auxiliary aids or services in order to participate, contact the Clark County ADA Office. Voice 564.397.2322; Relay 711 or 800.833.6384; Email ADA@clark.wa.gov.



Acero Padden Appeal 300' List



1: 8,673



Legend

- Taxlots
- Cities Boundaries
- Urban Growth Boundaries



Notes:

Parcels within 300 feet of the project.

1,445.5



1,445.5

This map was generated by Clark County's "MapsOnline" website. Clark County does not warrant the accuracy, reliability or timeliness of any information on this map, and shall not be held liable for losses caused by using this information.