



City of Puyallup

Planning Division

333 S. Meridian, Puyallup, WA 98371

(253) 864-4165

www.cityofpuyallup.org

**NOTICE OF PRELIMINARY DETERMINATION
OF NON-SIGNIFICANCE (DNS)**

Date of Issuance: December 12, 2023

Application Number: PLSHP20220104

Property Address: 433 43RD AVE SW, PUYALLUP, WA 983732427 43RD AVE SE, PUYALLUP, WA 98374409 43RD AVE SW, PUYALLUP, WA 98373

Parcel Number: 0419095003; 0419095022; 6025890750;

Applicant(s): CES NW Inc.

Owner(s): HC HOMES INCGRATZER VICTOR L JR

Proposal: Short plat amendment to eliminate the access easement dividing the lots and create an critical area tract to encompass the onsite wetland.

Size: 218,680.00

Case Planner: Rachael N. Brown
Associate Planner
(253) 770-3363
RNBrown@PuyallupWA.gov

Additional Information: The preliminary SEPA determination, SEPA Checklist, and the proposed site plan are attached to this letter. Additional permit materials may be viewed online or may be provided upon request by contacting the City of Puyallup Planning Division at planning@puyallupwa.gov.

COMMENTS

Consistent with WAC 197-11-355, the Lead Agency issued a Notice of Application on July 28, 2022 with a single integrated comment period to obtain comments on the notice of application and the likely threshold determination for the proposal. Therefore, consistent with the optional DNS process outlined in WAC 197-11-355, there is no further comment period for the subject Determination.

APPEALS

Consistent with WAC 197-11-545 regarding commenting parties and agencies, an appeal of the subject DNS may be filed via a written request with the SEPA Responsible Official by applicable parties

and agencies within 10 days of the issuance of this DNS, or by 3:00 pm on December 22, 2023. Please call the case planner listed above prior to submission of an appeal to make arrangements for submittal of the appeal documents.

Prior to submittal and payment of the \$650.00 appeal fee, consult PMC 21.04.205 regarding SEPA Appeals or contact the SEPA Responsible Official at Planning@puyallupwa.gov or (253) 864-4165 to ask about the appeal procedures. Be prepared to make specific factual reasons, rationale, and/or the basis for the appeal. **This determination will become final if no formal appeals are filed and/or reconsideration requests are made by the expiration date listed above.**