

# Walla Walla County Community Development Department

310 W. Poplar Street, Suite 200, Walla Walla, WA 99362 / 509-524-2610 Main

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File No. SUB19-009

## NOTICE OF APPLICATION

The application described below has been submitted to the Walla Walla County Community Development Department (CDD).

**File name/Docket #:** Werner's S. Third Avenue Short Plat - 2-lot short plat/SUB19-009

**Application type:** SHORT SUBDIVISION

**Applicant:** WERNER, TIM  
2646 S 3RD AVE  
WALLA WALLA WA, 99362

**Owner:** WERNER, TIM R & ALETHA L  
2646 S 3RD AVE  
WALLA WALLA, WA 99362

**Project description:** Application for a 2-lot short plat within the Walla Walla Urban Growth Area under the residential density waiver in Walla Walla County Code (WWCC) 17.18.050E. The total acreage of the contiguous tract is 2.0-acres; both lots would be 1.0-acre. According to the application, the lots would both utilize individual wells and on-site septic systems. Parcel 1 contains a single-family dwelling unit (2646 S. Third Avenue) and Parcel 2 is undeveloped (APN 360732580202). The property is located within the R-96 zoning district. The site is located within the Walla Walla River shallow gravel aquifer area of moderate vulnerability.

**Required Permits:** \*\*None identified

**Development Regulations:** WWCC Title 16 – Subdivisions; WWCC Chapter 17.18 – Development Standards – Density and Dimensions

**Date of application:** 4/19/2019

**Date determined complete:** 5/17/2019

**Date of notice:** 7/4/2019

**REVIEW PROCESS AND PUBLIC COMMENT:** The decision on this application will be made by the CDD Director. The comment period for this project is fourteen (14) days from issuance of this notice; this period ends **July 18, 2019**. The notice of application is required by RCW 36.70B.110 and Walla Walla County Code (WWCC) 14.07.080.

To be considered as a party of record send written comments to:

**Walla Walla County Community Development Department**  
**c/o Don Sims, Associate Planner**  
**310 W. Poplar Street, Suite 200**  
**Walla Walla, WA 99362**  
[commdev@co.walla-walla.wa.us](mailto:commdev@co.walla-walla.wa.us)

**APPEALS:** The Director's decision may be appealed by the applicant(s) or parties of record to the Walla Walla County Hearing Examiner pursuant to WWCC 14.11.010 and 14.11.030.

**FOR MORE INFORMATION:** Please contact Don Sims, Associate Planner, at 509-524-2618 or [commdev@co.walla-walla.wa.us](mailto:commdev@co.walla-walla.wa.us).