

**CITY OF SELAH NOTICE OF CANCELLED PLANNING  
COMMISSION HEARING  
AND  
NOTICE OF PUBLIC HEARING BEFORE THE CITY OF  
SELAH HEARING EXAMINER**

Zuker Sample, L.L.C. previously filed applications to Amend the Comprehensive Plan amending an area designated as low density residential to moderate density residential (Plan amendment 2014-01); an Application to thereafter Amend the Zoning Code applicable to the area from R-1 to Planned Development and Application to subdivide the subject property into thirty (33) individual single family lots. The Applications were considered by the Planning Commission on September 30, 2014. The Planning Commission recommended their approval to the City Council. The City Council heard the matter on October 14, 2014 and that time did not follow the recommendation for approval but instead remanded the matter back to the Planning Commission due to a conflict of interest of one of the Commissioners and with direction to the Planning Commission to more fully consider the criteria applicable to Comprehensive Plan Amendments and Planned Development zoning. A hearing was scheduled before the Planning Commission on remand for November 18, 2014.

Zuker Sample, L.L.C. has now withdrawn its Application to Amend the Comprehensive Plan and is only pursuing applications for a rezone to Planned Development and Preliminary Plat approval. Because the Application for Comprehensive Plan Amendment has been withdrawn, the Planning Commission will not consider the matter. The Application for a Rezone to Planned Development and Preliminary Plat approval will be heard by the City of Selah Hearing Examiner.

The City of Selah Hearing Examiner hereby provides notice that Zuker Sample, L.L.C. has submitted an amended application requesting the rezone and preliminary plat of 4.70 acres from One Family Residential (R-1) to Planned Development (PD) and preliminary plat approval to subdivide the site into twenty-four (24) individual single-family residential lots consistent with the Planned Development Plan. Each lot would be served with municipal water and sewage service and accessible either from Lyle Loop or a private roadway assessing six (6) lots. Average lot size within the subdivision would be approximately 7,000± sq. ft. in area.

Proposed Zoning Map Amendment	914.42.14-04
Proposed Preliminary Subdivision	912.42.14-05 "Somerset II"

<b>Proposed Zoning Map Amendment 914.42.14-04</b>	Amend the Official City of Selah Zoning Map from One-Family Residential (R-1) to Planned Development (PD) based on a specific site development plan. (Parcels: 181426-44005 and 181426-44021)
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<p><b>Proposed Preliminary Plat 912.42.14-04</b></p>	<p>Subdivide the 4.70± acres into twenty-four (24) parcels served by public and private streets, municipal water and sewerage systems, and include drainage and street illumination.</p> <p><b>Location:</b> East of Herlou Drive approximately 75 ft. north of Lyle Loop and 100 ft. south of Weems Way.</p>
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The Hearing Examiner’s public hearing will be held on **Thursday, December 4<sup>th</sup>, 2014, commencing at 7:00 p.m., or as soon thereafter as practical, in the Council Chambers, City Hall Building, 115 West Naches Avenue, Selah, WA.**

Application information and maps detailing the proposals are available for public inspection during regular business hours at the City of Selah Planning Department, 222 South Rushmore Road, Selah, WA. Persons who wish to testify in support of, or against, the proposed rezone and/or subdivision are encouraged to attend. All written comments received before the day of the open record public hearing will be considered. If you submit written comments be sure to reference file numbers 914.42.14-04 (planned development rezone) and/or 912.42.10-04 (preliminary plat) in your correspondence.

The Examiner will forward a recommendation of rezone and subdivision approval, approval with conditions, or denial to the Selah City Council for their consideration and final disposition. **The Examiner’s open record public hearing is the only opportunity to provide comment, testimony, and evidence concerning the proposals.**

If you have project or procedural questions please feel free to contact Dennis Davison, Community Planner in person at 222 South Rushmore Road, Selah, by phone at 1 (509) 698-7365 or by fax at 1 (509) 698-7372.

Dated this 14th day of November, 2014.

/s/

Dennis Davison, Community Planner