



City of Yelm
EST. 1924
WASHINGTON

NOTICE OF APPLICATION
Mailed on or before: June 11, 2021

PROJECT NAME: Grand Star Shell Subdivision Alteration
PROJECT LOCATION: 706 Yelm Ave E
PROJECT PARCEL NUMBER: 22730110201
LAND USE CASE NUMBER: 2021.0281.SP0006

An application submitted by Benny Kim, 7415 Lake Ballinger Way, Edmonds, Washington 98026 for the above referenced project was received by the City of Yelm on May 25, 2021. The City has determined the application to be complete on June 11, 2021. The application and any related documents are available for public review during normal business hours at the City of Yelm, 106 2nd Street SE, Yelm WA. For additional information, please contact the Community Development Department at (360) 458-3835.

PROJECT DESCRIPTION: Updates to easement agreement and boundary line between gas station and espresso stand

ENVIRONMENTAL and OTHER DOCUMENTS SUBMITTED WITH THE APPLICATION: Preliminary site plan

Additional Information or Project Studies Requested by the City: N/A

No preliminary determination of consistency with City development regulations has been made. At minimum, this project will be subject to the following plans and regulations: City of Yelm Comprehensive Plan, Unified Development Code Title 18 YMC, and the Stormwater Management Manual for Western Washington.

The City of Yelm invites your comments early in the review of this proposal. Comments should be directed to Casey Mauck, Community Development Department, 106 2nd Street SE, Yelm WA 98597, (360) 400-5001, or via email at caseym@yelmwa.gov.

THE 15-DAY PUBLIC COMMENT PERIOD ENDS AT 5:00 PM ON June 28, 2021

This notice has been provided to appropriate local and state agencies, and property owners within 300 feet of the project site. These recipients will also receive the following items when available or if applicable: Environmental Threshold Determination, Notice of Public Hearing and Notice of Final Decision. If the proposed project requires a City Council decision, it will be mailed to all those who participate in the public hearing and to anyone else requesting the decision in writing. Additionally, there will be a 14-day public comment period if an environmental determination is issued. Opportunities for appeal occur within twenty-one (21) days after the date the notice of decision is issued. City Council decision can be appealed through Superior Court.

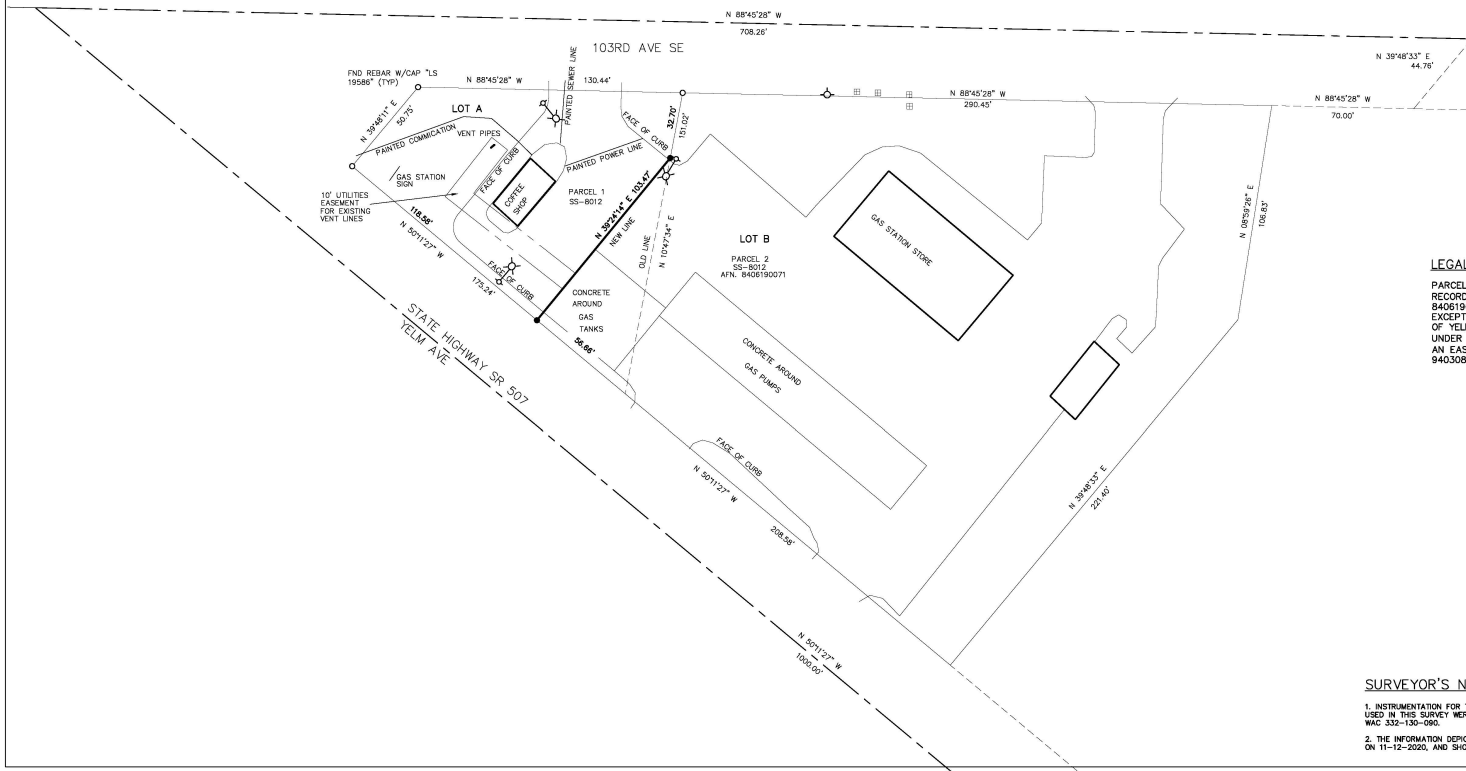
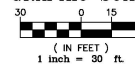
LEGEND

- FOUND REBAR W/CAP "LS 19586", VISITED 11-12-2020
- SET 1/2" REBAR/CAP LS 29538
- ⊗ STREET LIGHTS
- ⊕ FIRE HYDRANT
- ⊞ WATER METER

BASIS OF BEARING

THE NORTH LINE OF LOT 1 OF
SS-8012, PER RECORD OF
SURVEY RECORDED UNDER AFN:
3063844, RECORDS OF
THURSTON COUNTY,
WASHINGTON.

GRAPHIC SCALE



LEGAL DESCRIPTION: (ORIGINAL)

PARCEL 1 AND 2 OF SHORT SUBDIVISION NO. SS-0812
RECORDED JUNE 19, 1984, UNDER AUDITOR'S FILE NO.
8406180071 IN THURSTON COUNTY, WASHINGTON,
EXCEPTING THEREFROM THE LANDS GRANTED TO THE CITY
OF YELM BY THAT RIGHT-OF-WAY DEED RECORDED
UNDER AUDITOR'S FILE NO. 9410120048 AND SUBJECT TO
AN EASEMENT RECORDED UNDER AUDITOR'S FILE NO.
9403080010.

OWNER INFORMATION:

LOT 1 & 2
GRAND STAR INC
706 YELM AVE E
YELM, WA 98557

SURVEYOR'S NOTES:

1. INSTRUMENTATION FOR THIS SURVEY WAS A NIKON NPL-522 TOTAL STATION. PROCEDURES USED IN THIS SURVEY WERE FIELD TRAVERSE, MEETING OR EXCEEDING STANDARDS SET BY WAC 332-150-090.
2. THE INFORMATION DEPICTED ON THIS MAP REPRESENTS THE RESULTS OF A SURVEY MADE ON 11-12-2020, AND SHOWS THE GENERAL CONDITION EXISTING AT THAT TIME.

NOTES

DATE

CHGD BY

DWN BY

PACIFIC KREST
SURVEYING, LLC
8020 MAINTENANCE COURT SW
OLYMPIA, WA 98512



TOPOGRAPHIC SURVEY
OF
TAX PARCEL NO. 22730110201

LOT 1 & 2
GRAND STAR INC
706 YELM AVE E
YELM, WA 98557

SHEET
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