



NOTICE OF DECISION

DATE: October 25, 2023
PROJECT NAME: Shiplap Coffee
PROJECT LOCATION: 112 Yelm Ave E, Yelm, WA 98597
PARCEL NUMBER: 64400600500
CASE NUMBER: 2023.0058

NOTICE IS HEREBY GIVEN that the Public Services Department issued an administrative site plan review approval to Shiplap Coffee

The complete decision may be viewed on the City's website at www.yelmwa.gov and choosing 'I Want To' then 'View' then 'Public Notices' from the menu system. A copy of the decision may also be obtained at the Public Services Department in City Hall at 106 2nd Street SE, Yelm, WA 98597 during normal business hours for a fee of 15 cents per page. For additional information, please contact the Public Services Department at 360-400-5001.

ADMINISTRATIVE SITE PLAN REVIEW 2023.0058

FINDINGS OF FACT, CONCLUSIONS OF LAW, AND DECISION

FINDINGS OF FACT

1. Gary Rurup, owner of Shiplap Coffee expanded the use of his business into the portion of the building formerly occupied by Giorda’s Dress Shop.
2. The expansion of this business was over 25% of the previously approved use, triggering an Administrative Site Plan Review.
3. The property is zoned Central Business District which is codified at Chapter 18.35 YMC.
4. As required by Section 18.10.050 YMC, the Yelm Public Services Department mailed a Notice of Application to all properties within 300’ of the property under review on October 2, 2023. In addition, the notice was published on the City’s website on October 2, 2023 and published in the Nisqually Valley News on October 12, 2023. No comments were received.
5. There are Conditions of Approval, as no improvements to the site are required.

DECISION

The request for site plan review approval is hereby granted subject to the conditions contained in the conclusions above.

Dated this 25 day of October, 2023



Gary Cooper
Planning and Building Manager

Chris Vaccaro
Building Official

APPEAL

The Site Plan Review Committee’s decision in this matter may be appealed pursuant to Chapter 18.10 YMC, to the City of Yelm Hearing Examiner no later than 21 days from the date of this decision. An appeal must be in writing, contain specific factual objections, and include the appeal fee of \$1,250.00.