



## City of Mukilteo, Washington Notice of Application

for  
Mukilteo Tank Farm Binding Site Plan Revision  
9XX Front Street  
by Washington State Transportation Department  
Ferries Division  
on behalf of the Port of Everett

**Marsha Tolon of the Washington State Department of Transportation Ferries Division** on the behalf of the **Port of Everett** applied for a Binding Site Plan Revision with the City of Mukilteo on November 9, 2016. The application became complete on November 9, 2016. This application and all supporting documents are available at City Hall for public viewing under City File No. BSP 2016-001.

**Description of Proposal:** Revision of the Binding Site Plan recorded on March 27, 2015 under recording number 201503275003 to reflect the needs of the property owner.

**Location of Proposal:** The project site is approximately 1,800 feet east of the existing terminal in Downtown Mukilteo on the former USAF Fuel Supply Facility commonly referred to as the Mukilteo Tank Farm. See the submitted applications for the complete legal description of the property.

### **Environmental Documents Prepared for the Proposal:**

- SEPA Addendum issued November 29, 2016.
- Record of Decision issued by the Federal Transit Administration dated August 2014.
- SEPA Addendum issued February 13, 2014.
- City of Mukilteo Comprehensive Plan, adopting the Elliot Point 1 and 2 options for relation of the Mukilteo / Clinton Ferry Terminal, DNS, issued July 27, 2012.
- Final Environmental Assessment under the National Environmental Policy Act (NEPA) for the Transfer of the Mukilteo Tank Farm Property, Washington Dated October 2012.
- Final Environmental Impact Statement, under the National Environmental Policy Act (NEPA) for the Mukilteo Multimodal Project dated June 2013.
- Satellite Rail/Barge Transfer Facility Final Environmental Impact Statement and supporting appendices dated October 22, 2004.
- Notice of Adoption of Existing Environmental Documents and Addendum No. 1 for the construction of the roadway to the Satellite Rail / Barge Transfer Facility dated April 2007.

### **List of Required Permits:** Binding Site Plan Approval

### Applicable Policies and Requirements

The project will be reviewed for consistency with the following policies, standards and regulations:

- |  |  |
|--|--|
| <input type="checkbox"/> Possession Shores Master Plan                         | <input type="checkbox"/> Sector Plan & Amendments                          |
| <input checked="" type="checkbox"/> Comprehensive Plan, Shoreline Master Plan  | <input checked="" type="checkbox"/> Mukilteo Municipal Code                |
| <input checked="" type="checkbox"/> International Building Code (2012 Edition) | <input checked="" type="checkbox"/> City of Mukilteo Development Standards |
| <input checked="" type="checkbox"/> International Fire Code (2012 Edition)     |  |

### Comment Period

The application and supporting documents are available for review at the City of Mukilteo, 11930 Cyrus Way, Mukilteo, WA 98275. Contact: Linda Ritter, Senior Planner at (425) 263-8043. The public is invited to comment on the project by submitting written comments to the Planning Department at the above address by 4:30 p.m. on the date noted below.

**Notice of Application Issued:** Tuesday, December 6, 2016

**End of Comment Period:** Tuesday, December 20, 2016

The City will not act on this application until the end of the 14-day public comment period. Upon completion of project review the proposed application will be administratively approved, approved with conditions, or denied. You may request a copy of the final decision on the project by making a written request to the City contact person named below.

### Public Hearing

There will not be a public hearing conducted on this project.

### Appeals

The final decision on this project is administratively appealable. An appeal must be filed within 14 days after the final decision on the project is issued. Only persons who file written comments on the project in response to the Notice of Application are considered parties of record who may appeal the decision. If you do not file written comments within the comment period, you may not appeal the final decision.

**Contact Person:** Linda Ritter, Senior Planner

**Contact Number:** (425) 263-8043

Signature: \_\_\_\_\_



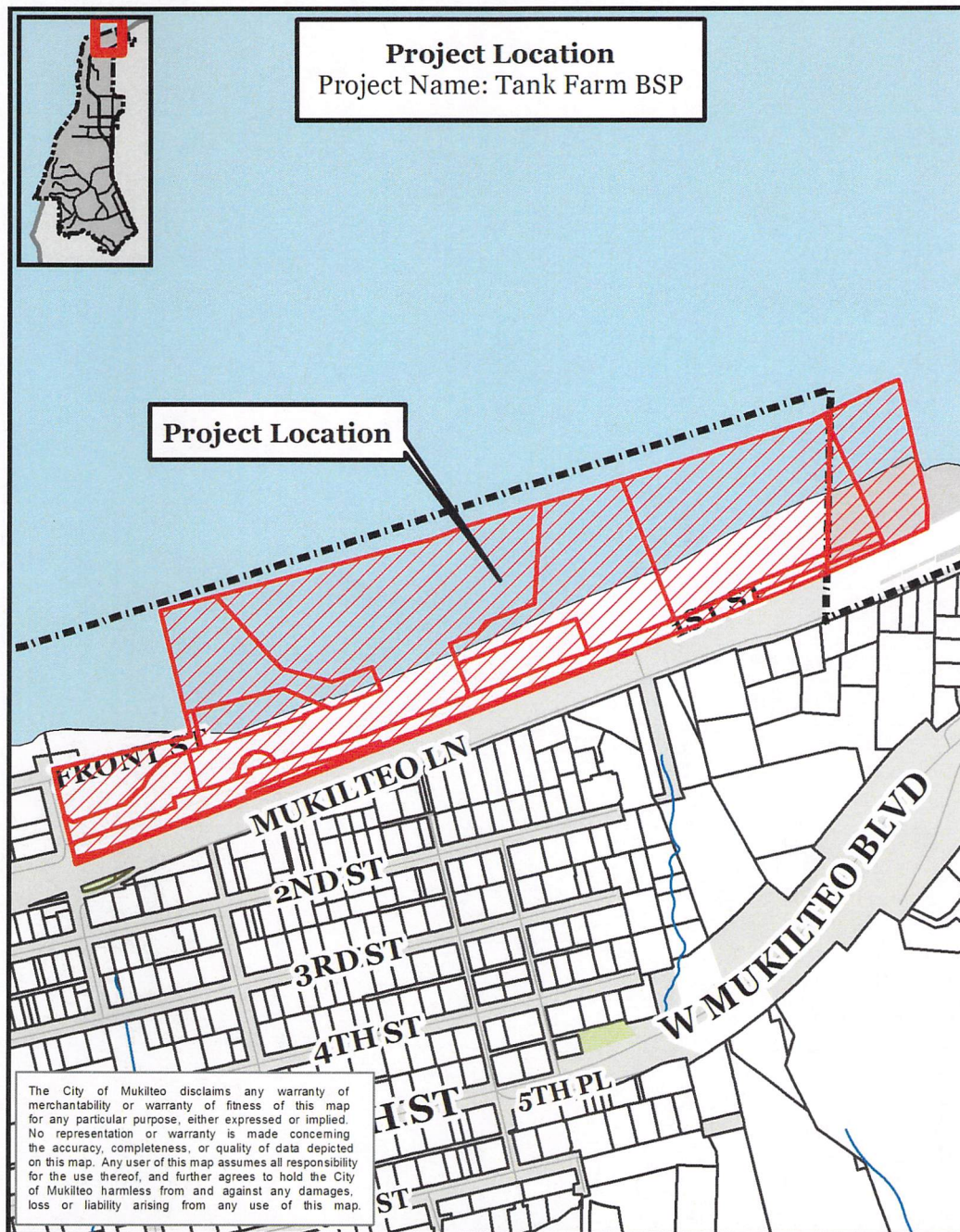
Linda Ritter  
Senior Planner

Date: \_\_\_\_\_

12-1-16



## Location Map



**Date Issued:** Tuesday, December 6, 2016

**Date Advertised:** Tuesday, December 6, 2016

**End Comment Period:** Tuesday, December 20, 2016

pc: Applicant/Representative  
Reviewing Agencies  
Interested Parties

Property Owners within 300 ft.  
Permit Services Supervisor  
Property File

**Elliot Point Landing,  
First Amended Binding Site Plan**  
City of Mukilteo Binding Site Plan: BSP 2013-01  
Being Portions of  
**Section 4, T 28 N, R 4 E, WM and  
Sections 33 and 34, T 29 N, R 4 E, WM,**  
Cities of Everett and Mukilteo,  
Snohomish County, Washington

**SHEET INDEX:**

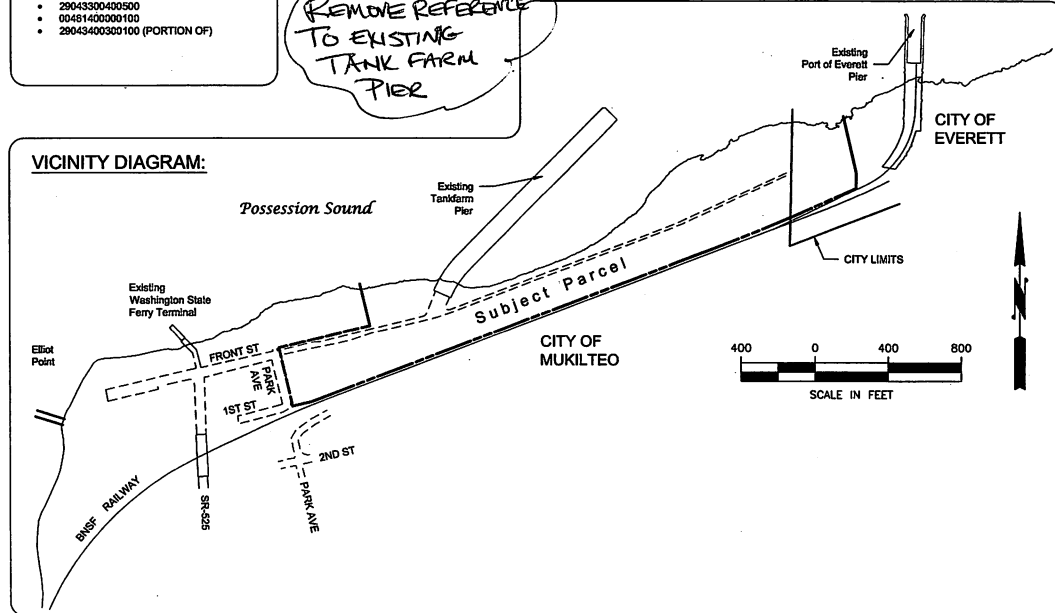
|                |   |
|----------------|---|
| SHEET 1        | COVER SHEET                               |
| SHEET 2        | DECLARATIONS / APPROVALS                  |
| SHEETS 3 - 4   | COVENANTS / CONDITIONS / RESTRICTIONS     |
| SHEET 5        | NARRATIVE / REFERENCES / DATUM / LEGEND   |
| SHEET 6        | BINDING SITE PLAN OVERVIEW                |
| SHEETS 7 - 12  | DETAILED BOUNDARY                         |
| SHEETS 13 - 14 | LINE AND CURVE TABLES                     |
| SHEET 15       | GPS CONTROL NETWORK / SECTION SUBDIVISION |
| SHEETS 16 - 17 | COORDINATE TABLES                         |
| SHEETS 18 - 28 | LEGAL DESCRIPTIONS                        |

**TAX LOT NUMBERS:**

- 00596901400000
- 28040400102800
- 28043300400500
- 00481400000100
- 28043400302100 (PORTION OF)

FINAL BSP WILL  
REMOVE REFERENCE  
TO EXISTING  
TANK FARM  
PIER

**VICINITY DIAGRAM:**



**NOTICE:**

THIS BINDING SITE PLAN RECORD OF SURVEY "ELLIOT POINT LANDING, FIRST AMENDED BINDING SITE PLAN", SUPERSEDES THAT BINDING SITE PLAN RECORD OF SURVEY "ELLIOT POINT LANDING", RECORDED UNDER AUDITOR'S FILE NUMBER 201503275003, RECORDS OF SNOHOMISH COUNTY, WASHINGTON.

**SECTION INDEX DATA:**

GOVT LOT-1 (NW-1/4 OF THE NE-1/4) SEC 4, T28N, R4E, WM  
NE-1/4 OF THE NE-1/4 SEC 4, T28N, R4E, WM  
GOVT LOT-1 (SW-1/4 OF THE SE-1/4 AND SE-1/4 OF THE SE-1/4) SEC 33, T28N, R4E, WM  
GOVT LOT-1 (SW-1/4 OF THE SW-1/4) SEC 34, T28N, R4E, WM

**SURVEYOR'S CERTIFICATE:**

This map correctly represents a survey made by me or under my direct supervision in conformance with the requirements of the Survey Recording Act at the request of The Washington State Department of Transportation in February of 2013.

Michael A. Lee Certificate No. 35143

**DRAFT**  
10/14/2016

**RECORDING CERTIFICATE:**

Auditor's File No. \_\_\_\_\_  
Filed for record by \_\_\_\_\_ on \_\_\_\_\_ at \_\_\_\_\_ M.  
In Volume \_\_\_\_\_ of Surveys at Page \_\_\_\_\_  
records of \_\_\_\_\_ County, Washington.  
Manager \_\_\_\_\_ Superintendent of Records \_\_\_\_\_



**TETRA TECH**

www.tetrattech.com  
400 112th Ave NE, Suite 400  
Bellevue, WA 98004  
(425) 635-1000

Date 10/14/2016

Dwn. By M. LEE

Chk. By M. LEE

F.B. 15-052A

File Name  
2016B

**COVER SHEET**

PROJECT: PORT OF EVERETT'S  
AMENDED BINDING SITE PLAN RECORD OF SURVEY  
CITY OF MUKILTEO: BSP 2013-01

CLIENT: WASHINGTON STATE  
DEPARTMENT OF TRANSPORTATION

**SHEET**

1  
OF  
28

JOB NO.  
15-052A

CITY OF MUKILTEO

NOV 09 2016

RECEIVED