

NOTICE OF APPLICATION AND IMPENDING DECISION**Cho Office Building Project Design Review****(File No. PDR-010076-2023)**

Application and Project Description: On June 8, 2023, Paul Douglas on behalf of 1 Concentric LLC applied for a Project Design Review (PDR) permit for a proposed two-story building that will house retail, a coffee shop, and offices. The building will be 6,291 square feet and a total of 14,430 in gross square footage. Site improvements will include a plaza, pedestrian paths, and landscaping, as well as a drive-thru. The property is 0.91 acres (39,640 square feet) and is zoned General Commercial (CG).

Location: The property is located at 4820 196th St SW, Lynnwood, WA (Parcel No. 00608400200103)

Project Design Review Approval Required: This project requires compliance with Project Design Review per Chapter 21.25 of the Lynnwood Municipal Code (LMC). The Development and Business Services director will make a decision on this application regarding compliance with Citywide Design Guidelines no sooner than June 26, 2023 (14 days after the date of this notice).

Other Permits Required: Additional permits, including but not limited to grading, building, mechanical, and electrical permits, will also be needed by the applicant.

Comments and Contact: The file on this project is maintained with the Development and Business Services department. If you have questions or would like to view file documents, please contact Rexter Chambers, Senior Planner, at 425-670-5408 or rchambers@lynnwoodwa.gov.

Comments concerning this project should be made in writing and delivered to the City of Lynnwood Development and Business Services office. Comments must be received by **Monday, June 26, 2023**. Only those persons who provide written comments in accordance with LMC 1.35.333 may appeal the decision. Please reference file number PDR-010076-2023 when contacting the office.

Applicant Contact: Paul Douglas, 2812 Architecture, paul@2812architecture.com

Date of this Notice: June 12, 2023

COMMENT PERIOD ENDS: June 26, 2023

(425) 670-5408