

NOTICE OF APPLICATION AND IMPENDING DECISION

Alfy's Conversion Project Design Review

(File No. PDR-009924-2022)

Application and Project Description:

On January 27, 2022, Paul Douglas on behalf of 1 Concentric LLC applied for a Project Design Review (PDR) permit to convert the existing two-story space into offices and add a 1,585 coffee shop addition. The proposal includes a plaza, pedestrian paths, and landscaping as well as a drive-thru for the coffee shop. The property is 39,640 square feet (0.91 acres) and zoned General Commercial (CG).

Location:

The property is located at 4820 196th St SW, Lynnwood (Parcel: 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 21, 2020 (15 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 Kirk Rappe, AICP, Associate Planner, at 425-670-5408 or krappe@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 20, 2022**. Only those persons who provide written comments in accordance with LMC 1.35.333 may appeal the decision. Please reference file number PDR-009924-2022 when contacting the office.

Applicant Contact:

Paul Douglas, 2812 Architecture, paul@2812architecture.com

Date of this Notice: June 6, 2022

COMMENT PERIOD ENDS: June 20, 2022

(425) 670-5408

**THIS NOTICE IS NOT TO BE REMOVED, MUTILATED OR CONCEALED
BY ANY UNAUTHORIZED PERSON**

