



CITY OF SNOHOMISH

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UNIT LOT SUBDIVISION

PLANNING

Date: 05/12/2020	Project # PP20-0001
Project / Plat Name: Walsh Hills East	
Project Address: 1705 and 1711 Terrace Ave	
Land Use Designation: MDR	
Property Tax #(s): 28060700103600	

DEVELOPER/APPLICANT/CONTACT

Name: SSHI, LLC dba D.R. Horton, attn: Jeremy Smith
Address: 11241 Slater Avenue NE, Suite 200
City/State/Zip: Kirkland, WA 98033
Phone: (425) 821-3400
Cell Phone:
Alternate Phone:
E-mail: JMSmith4@drhorton.com>

PROPERTY OWNER (IF DIFFERENT)

Name: Wallace J. Walsh, Sr. / Wallace J. Walsh, Sr. Marital Trust
Address: 1711 Terrace Avenue
City/State/Zip: Snohomish, WA 98290
Phone:
Cell Phone:
Alternate Phone:
E-mail:

SUBJECT TO PUBLIC HEARING (5+ UNIT LOTS) YES NO

DEPOSITS & FEES				Date of Receipt:
<input type="checkbox"/>	Preliminary short plat base fee (1-4 unit lots)	\$ 2,000.00		Check processed on 5/20/2020
<input type="checkbox"/>	\$75 per unit lot: \$75 x unit lots =	\$		
<input type="checkbox"/>	\$75 per unit tract: \$75 x tract(s) =	\$		
<input checked="" type="checkbox"/>	Preliminary plat base fee (5+ unit lots)	\$ 2,815.00		Receipt #:
<input checked="" type="checkbox"/>	\$50 per unit lot: \$50 x 94 unit lots =	\$ 4700		
IF APPLICABLE:				30271
<input type="checkbox"/>	SEPA review fee (assumes DNS)	\$ 650.00		
<input type="checkbox"/>	Hearing Examiner deposit (full cost recovery)	\$ 3,000.00		
<input type="checkbox"/>	Critical areas fee (in addition to deposit)	\$ 200.00		
<input type="checkbox"/>	Critical areas consultant deposit (full cost recovery)	\$ 2,500.00		
TOTAL		\$ 7,515		

Signature of Owner or Authorized Agent: [Signature] Printed Name: Matthew J. Horton Date: 5/18/2020

Staff Intake: Katie Hoole Date: 5/19/2020



CITY OF SNOHOMISH

116 UNION AVENUE · SNOHOMISH, WASHINGTON 98290 · (360) 568-3115 · WWW.SNOHOMISH.WA.GOV



LAND USE APPLICATION

Date: 05/12/2020	Project #: PP20-0001
Site Address: 1705 and 1711 Terrace Ave	Application Type: ULS
Land Use Designation: MDR	Property Tax #(s): 28060700103600

APPLICANT/CONTACT

Name: SSHI, LLC dba D.R. Horton, attn: Jeremy Smith
Address: 11241 Slater Avenue NE, Suite 200
City/State/Zip: Kirkland, WA 98033
Phone: (425) 821-3400
E-mail: JMSmith4@drhorton.com

OWNER (IF DIFFERENT FROM APPLICANT)

Name: Wallace J. Walsh, Sr. / Wallace J. Walsh, Sr. Marital Trust
Address: 1711 Terrace Avenue
City/State/Zip: Snohomish, WA 98290
Phone:
E-mail: krunch@seanet.com

OWNER #2 (IF APPLICABLE)

Name:
Address:
City/State/Zip:
Phone:
E-mail:

OWNER #3 (IF APPLICABLE)

Name:
Address:
City/State/Zip:
Phone:
E-mail:

Description of request: Submit additional pages if necessary

The project proposes the concurrent subdivision of an approximately 19.3 acre real parcel having dual zoning designations – single family (SF) and medium density multi-family residential (MDR) – in accordance with the City Standards.

The PRD application will subdivide 3.5 acres west of the existing zoning boundary into 19 single-family lots. The approximately 15.8 acres east of the zoning boundary will be subdivided into 94 single-family lots as a Unit Lot Subdivision.

Property Legal Description Must be Attached

SIGNATURE OF OWNER(S): Submit additional pages if necessary

The undersigned owner(s), and his/her/its heirs, and assigns, in consideration of the processing of the application, agree to release, indemnify, defend and hold the City of Snohomish harmless from any and all damages, including reasonable attorney's fees, arising from any action or infraction based in whole or in part upon false, misleading, inaccurate or incomplete information furnished by the owner, his/ her/ its agents or employees. The undersigned owner grants his/her/its permission for public officials and the staff of the City of Snohomish to enter the subject property for the purpose of inspection and posting attendant to this application.

I/We, hereby attest that I am/we are the owner(s) in fee simple of the property involved in this application and that the foregoing statements and answers contained herein, and the information herewith submitted, are in all respects true and correct to the best of my/our knowledge and belief. I/We shall be solely responsible for verification of all property lines and setbacks. I/We also understand that signing and submitting this application authorizes City staff and agents to enter and inspect the site at any reasonable time for the purpose of reviewing this application.

	WJ Walsh	5/15/20
Signature	Printed Name	Date
	Donna Walsh	5/17/20
Signature	Printed Name	Date
	JAY WALSH	5/15/20
Signature	Printed Name	Date

Carol L. Walsh 5/15/20



Walsh Hills
Legal Description

LEGAL DESCRIPTION

PARCEL A

BEGINNING AT THE NORTHEAST CORNER OF SECTION 7, TOWNSHIP 28 NORTH, RANGE 6 EAST W.M., KING COUNTY, WASHINGTON.

THENCE WEST ALONG THE NORTH LINE OF SECTION 7 TO THE NORTHWEST CORNER OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 7;

THENCE SOUTH ALONG THE WEST LINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER TO THE SOUTHWEST CORNER OF SAID NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER;

THENCE EAST TO THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER, SAID POINT BEING ON THE WEST LINE OF SECTION 8, TOWNSHIP 28 NORTH, RANGE 6 EAST, W.M.;

THENCE SOUTH ALONG THE WEST LINE OF SECTION 8 TO A POINT IN THE CENTERLINE OF THE COUNTY ROAD, SAID POINT BEING 824.7 FEET SOUTH OF THE NORTHWEST CORNER OF SECTION 8;

THENCE NORTHERLY ALONG THE CENTERLINE OF THE COUNTY ROAD TO THE NORTH LINE OF SECTION 8;

THENCE WEST ALONG THE NORTH LINE OF SAID SECTION 8 TO THE TRUE POINT OF BEGINNING;

EXCEPT ANY PORTION WITHIN COUNTY ROADS.

SITUATE IN THE COUNTY OF SNOHOMISH, STATE OF WASHINGTON.

Walsh Hills
Property Owner Authorization



SUBJECT PROPERTY

1711 and 1705 Terrace Avenue
Snohomish, WA 98290

Snohomish County Tax Parcel No.: 2806070010-3600, 2806080020-2100

PROPERTY OWNER (PER TAX RECORDS)

Wallace James Walsh, Jr. and Donna Eileen Walsh, et al

1711 Terrace Avenue
Snohomish, WA 98290

I (we) attest that I am (we are) the owners of the property that is the subject of the accompanying permit application. I (we) authorize SSHI, LLC dba D.R. Horton, Inc., and its agents, to apply for the accompanying permit on our behalf:



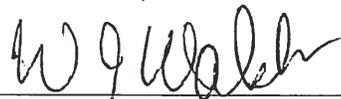
Wallace James Walsh, Jr. as Co-Trustee of the
Wallace J. Walsh, Sr. Martial Trust

5/15/20
Date



Donna Eileen Walsh, as Co-Trustee of the
Wallace J. Walsh, Sr. Martial Trust

5/15/20
Date



Wallace J. Walsh, Jr. as his separate estate, as
his interest may appear

5/15/20
Date



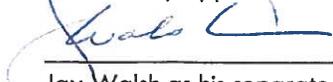
Donna Walsh, as her separate estate, as her
interest may appear

5/15/20
Date



Carol Walsh, as her separate estate, as her
interest may appear

5/15/20
Date



Jay Walsh as his separate estate, as his interest
may appear

Date