

# PLAT VARIANCE FOR DESIGN PACKET

## TYPE II-PC REVIEW PROCESS



**CITY OF BLAINE  
COMMUNITY DEVELOPMENT SERVICES  
435 MARTIN STREET, SUITE 3000  
BLAINE, WASHINGTON 98230**

## PACKET CONTENTS

- Land Use Cover Page
- Land Use Master Invoice
- Plat Variance Form



**CITY OF BLAINE**  
**COMMUNITY DEVELOPMENT SERVICES**  
 435 MARTIN STREET, SUITE 3000 • BLAINE, WA • 98230  
 PHONE: (360) 332-8311 • FAX: (360) 543-9978  
 www.cityofblaine.com

# LAND USE MASTER INVOICE

<b>Total Fees</b>  \$ _____
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<b>FOR OFFICIAL USE ONLY</b>
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I, the applicant/owner, certify that this application is being made with the full knowledge and consent of all owners of the property in question. I attest that the information provided on this and supplemental application forms and materials is true and accurate. I also agree to provide access and right of entry to City of Blaine employees, representatives or agents for the sole purpose of application review and any required later inspections. This right of entry shall expire when the City (through the Director or designee) concludes the application has complied with all applicable laws and regulations. Access and right of entry to the applicant's property shall be requested and shall occur only during regular business hours.

<b>PROJECT NAME:</b>		
<b>Site Address or Location:</b>		
<b>Contact Person:</b>	<b>Phone:</b>	<b>Email:</b>
<b>Mailing Address for Contact Person:</b>		
<b>Property Owner Name:</b>	<b>Property Owners Signature</b>	

**PLEASE CHECK ALL THAT APPLY**

*Supplemental applications or questionnaires are required for certain permits*

<table style="width: 100%;"> <tr> <td style="width: 60%;">Site Plan Review - \$250</td> <td style="width: 40%;">Hot Key - 219</td> </tr> <tr> <td>Boundary Line Adjustment - \$250</td> <td>Hot Key - 243</td> </tr> <tr> <td>Short Plat - \$500</td> <td>Hot Key - 243</td> </tr> <tr> <td>Specific Binding Site Plan - \$500</td> <td>Hot Key - 243</td> </tr> <tr> <td>Land Disturbance - Minor - \$200</td> <td>Hot Key - 243</td> </tr> <tr> <td>Land Disturbance - Major - \$400</td> <td>Hot Key - 243</td> </tr> </table>	Site Plan Review - \$250	Hot Key - 219	Boundary Line Adjustment - \$250	Hot Key - 243	Short Plat - \$500	Hot Key - 243	Specific Binding Site Plan - \$500	Hot Key - 243	Land Disturbance - Minor - \$200	Hot Key - 243	Land Disturbance - Major - \$400	Hot Key - 243	<table style="width: 100%;"> <tr> <td style="width: 60%;">Shorelines Exemption - \$50</td> <td style="width: 40%;">Hot Key - 035</td> </tr> <tr> <td>SEPA Review - \$350</td> <td>Hot Key - 048</td> </tr> <tr> <td>Critical Areas Review (Major)- \$250</td> <td>Hot Key - 048</td> </tr> <tr> <td>Commercial (Downtown) Design Review \$200 + \$75/hour</td> <td>Hot Key - 022</td> </tr> </table>	Shorelines Exemption - \$50	Hot Key - 035	SEPA Review - \$350	Hot Key - 048	Critical Areas Review (Major)- \$250	Hot Key - 048	Commercial (Downtown) Design Review \$200 + \$75/hour	Hot Key - 022
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**DESCRIPTION OF PROPOSED PROJECT:** (Add description on supplemental sheets, as necessary)



# CITY OF BLAINE

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### Plat Variance for Design Application

**FOR OFFICE USE ONLY**

Total Fees \$ \_\_\_\_\_

Receipt # \_\_\_\_\_

STAMP IN DATE

Project Name: \_\_\_\_\_

*Applications must be completed and submitted to Community Development Services. Applications that are incomplete (i.e., that do not include all of the information required below) will be returned to the applicant.*

#### SUBMITTAL REQUIREMENTS

A completed **Master Land Use Application**. Representative authorization is required if application is not signed by owner.

Please prepare and label as "EXHIBIT A," a narrative statement describing how the proposal is consistent with the criteria for variance to achieve better design:

1. The variance will allow for enhanced neighborhood compatibility and an enhanced plat design which is more practical given the constraints of topography, critical areas, or subject property shape or size, and which is consistent with the goals and policies of the comprehensive plan;
2. That the variance would not confer a special benefit upon persons or property that would not be equally available to all persons or property under the same circumstances;
3. That the benefit of the enhanced design to the property owner and the community outweighs the public benefit to be derived from strict compliance with the specified plat requirements;
4. That granting of the variance will not be unduly detrimental to the public welfare or injurious to the property or improvements in the vicinity.

A Zoning Code Variance application fee (\$250.00) as set forth in the City of Blaine Unified Fee Schedule

*The applicant hereby certifies that the statements contained in this application are true and provide an accurate representation of the proposed amendment.*

\_\_\_\_\_  
APPLICANT'S SIGNATURE

\_\_\_\_\_  
DATE