



Richland

## CITY OF RICHLAND NOTICE OF APPLICATION AND PUBLIC HEARING (PLN-T3A-2024-00001)

**Notice** is hereby given that Rick Simon, RPS Planning Consulting LLC. (applicant) has filed a zone change application on behalf of Tim Bush (owner) to rezone approximately 1.7 acres from Neighborhood Retail (C-1) to Retail Business (C-2). The site area is designated as Commercial by the Richland Comprehensive Plan. The applicant has proposed a property use and development agreement to limit specific commercial uses and building height to be similar to the C-1 zone.

**Project Site:** The project site is located at 9025 Center Parkway, Richland, WA, and the adjacent properties to the south of this property (APNs 1-01881BP5258001, 1-01881BP5258002, 1-01881BP5258003, and 1-01881BP5258004).

**Public Hearing:** The Richland Hearings Examiner will conduct a public hearing and review of the application at 6:00 p.m., Monday, August 12th, 2024 at City Hall, 625 Swift Boulevard. All interested parties are invited to participate in the public hearing.

**Environmental Review:** The proposal is not subject to environmental review according to WAC 197-11-904

**Public Comment:** Any person desiring to express their views or to be notified of any decisions pertaining to this application should notify Kyle Hendricks, Planner, 625 Swift Boulevard, MS-35, Richland, WA 99352. Comments may be emailed to [planning@ci.richland.wa.us](mailto:planning@ci.richland.wa.us). The deadline for written comments is 6:00 p.m., Sunday, August 11th. However, written comments must be received no later than 5:00 p.m. on Thursday, August 1, 2024 to be incorporated into the staff report. Comments received after that time will be entered into the record during the hearing.

**Appeal:** The application will be reviewed in accordance with the regulations in RMC Title 23 Zoning, Title 19 Development Regulations Administration. Appeal procedures of decisions related to the above referenced applications are set forth in RMC Chapter 19.70. Contact the Richland Planning Division at the above referenced address with questions related to the available appeal process.

# Vicinity Map

Item: 9025 Center Pkwy zone change  
Applicant: Rick Simon  
File #: PLN-T3A-2024-00001



0 50 100 200 Feet

