



CITY OF SUMAS

433 Cherry Street/PO Box 9, Sumas, WA 98295

P: (360) 988-5711 F: (360) 988-8855

Notice of Application

Proposal: Mazdak International facility expansion, including construction of two new warehouses (72' X 100' and 72' X 60'), relocation of exiting foundry (from existing facility located at 410 W. Third Street), filling of an approximately 5,315 square foot Category IV wetland, and compensatory mitigation.

Location: 411 W. Second, Sumas, WA 98295 within the Industrial District. Situated in the NW ¼ of the SE ¼ of Section 34, Township 41 North, Range 04 East of W.M. The Whatcom County Assessor's parcel number is 410434 403195. See map on reverse.

Applicant: Baha Abulnaga, Mazdak International, LLC

Application type: Zoning conditional use permit to relocate foundry, shoreline substantial development permit to fill Category IV wetland, and zoning variance to reduce the front yard setback from W. Second Street

Application dates: April 10 and April 25, 2023

Date of notice of complete application: May 2, 2023

Date of notice of application: May 10, 2023

Other necessary permits not included in this application: Grading Permit and Floodplain Development Permit

Location of documents: The application is available for review at:

Sumas City Hall
433 Cherry Street
PO Box 9
Sumas, WA 98295
(360) 988-5711

Comment period: The comment period for this application is from May 10 through June 9, 2023. During the comment period, any person may submit written comments in person or by mail to Sumas City Hall at the above address.

Public hearing: The Sumas City Council will hold a public hearing regarding this application. The hearing will take place at Sumas City Hall on June 26, 2023 beginning at 7:00 p.m. Any party may submit written or oral testimony at the hearing.

Notice of decision: The decision on this application will be made by the Sumas City Council. The decision will be in the form of a report adopted by majority vote of the City Council and will include findings of fact and conclusions of law. Any person may request to receive a copy of the decision by contacting Sumas City Hall at the above address or phone number.

Appeal rights: Any appeal of the decision regarding the zoning conditional use permit or zoning variance will be to the Superior Court as provided by the Land Use Petition Act, now codified as RCW 36.70C. Any appeal of the decision regarding the shoreline substantial development permit will be to the shoreline hearings board pursuant to the shoreline management act, RCW 90.58.



Proposed New Facilities

2nd Street

North

Existing Facility

3rd Street