

# City of Everett – Review Process III

## Application Submittal by Applicant

- Routed for Internal Project Review (City Permit Staff, Utilities, neighborhood leader)
- **28 days for internal review**

## Integrated Public Notice

- NOTICE OF APPLICATION, PROPOSED ENVIRONMENTAL THRESHOLD DETERMINATION (SEPA), AND PUBLIC HEARING DATE
- Published in newspaper, posted notice on site, mailed to property owners within 500 feet of site and interested parties
- **14 day public comment period**

## Environmental Review

- City issues final SEPA Determination
- **Issued at least 14 days after comment period ends**
- SEPA appeal must be filed with the City at least 3 weeks prior to the Public Hearing date

## Public Hearing

- Staff Report available to Hearing Examiner, Applicant and Interested Parties **5 days prior to the Public Hearing date**
- Public Hearing conducted by Hearing Examiner

## Decision

- Hearing Examiner issues final decision on project within **10 business days of Hearing**
- **21 day appeal period following date of decision** to Snohomish County Superior Court
- A reconsideration must be filed to the Hearing Examiner prior to an appeal filing