
NOTICE OF PUBLIC HEARING – LUP26-013

NOTICE IS HEREBY GIVEN that on **Thursday, June 3, 2026**, beginning at or about 9:00 a.m., the Port Townsend Hearing Examiner will hold an open-record Public Hearing to consider the above referenced application as described below:

File Number: LUP26-013

Permit Type: Type III

Proposal: Partial Plat Vacation, including the vacation of a portion of McCellan Street.

Description of Request: The Applicant proposes to develop a three-story multi-family residential structure containing 32 residential units, with common areas located at ground level and off-street parking at grade. Entries with controlled access around perimeter, connections to 9th Street and 10th Street, and existing tiny home structures to be relocated. The Applicant proposes a partial plat vacation and the vacation of a portion of McCellan Street or development purposes.

Applicant/Owner: Bayside Housing & Services
c/o Bill Rucker, Director of Sites & Projects
310 Hadlock Bay Rd.
Port Hadlock, WA 9833

Location of Property: 1777 10th St. Port Townsend, WA 98368
Jefferson County Assessor Parcel Number: 948319901 and 948319802
Legal: Eisenbeis Addition Blk 199 Lots 1 To 8 Subj. To Easement. Together with Eisenbeis Addition Blk 198 Lots 5 & 6

Zoning: The subject property is located within the R-IV (MF) zone.

SEPA Compliance: Pursuant to the provisions of WAC 197-11-800(1)(d), minor new construction – Flexible Thresholds, the proposed development is exempt from environmental review and threshold determination under the State Environmental Policy Act (SEPA). Additionally, the subject property has no mapped Critical Areas as regulated by the Port Townsend Municipal Code (PTMC) and none have been observed. Accordingly, no SEPA or Critical Area review was required.

Project Documents: The staff report will be made available electronically via the City Council meeting calendar (www.cityofpt.us) or in the Planning & Community Development Department at 250 Madison Street, Suite 3, Port Townsend at least five business days prior to the hearing, pursuant to the Rules of Procedure. Hours: Monday-

Thursday from 9:00 am to 1:00pm.

Application Process Information: Date Application Received: February 12, 2026
Date of Determination of Completeness: March 31, 2026
Date of Notice Publication: April 8, 2026
Date of Notice Mailing: April 8, 2026
Date of Notice Posted: April 8, 2026
Comment Period Ended: 4:00 PM on Wednesday, April 22, 2026.
Notice of Public Hearing Issued, May 20, 2026
Date of Notice of Public Hearing Publication: May 20, 2026
Date of Notice of Public Hearing Mailing: May 20, 2026
Date of Notice of Public Hearing Posted on Subject Property: May 20, 2026
Date of Open Record Public Hearing: June 3, 2026

Applicable Development Regulations: RCW 58.17.212 – Vacation of subdivision—Procedure.
RCW 58.17.217 – Alteration or vacation of subdivision—Conduct of hearing
RCW 64.04.175 – Easements established by dedication—Extinguishing or altering
City of Port Townsend Comprehensive Plan
Title 12 PTMC – Streets and Sidewalks
Title 13 PTMC – Water, Sewer, and Stormwater
Title 17 PTMC – Zoning
Title 18 PTMC – Land Division
Title 19 PTMC – Environmental Protection
Title 20 PTMC – Administration of Land Development Regulations
City of Port Townsend Engineering Design Standards

Hearing Details The open record public hearing will be a hybrid meeting offering both a physical location and a virtual option. How to participate:

To attend in person: The meeting will be held in Council Chambers on the second floor of City Hall at 540 Water Street, Port Townsend, WA.

To participate Virtually:

Attend in person or virtually via computer or tablet at

<https://zoom.us/j/97525965735>

- *Phone only (muted - listen-only mode) United States: Local Dial In – 1(253)215-8782 access code: 97525965735#*
- *If you are experiencing technical difficulties, please attempt all methods listed above before reporting any issues to: clerkssupport@cityofpt.us*

All interested parties may participate in the Hearing and provide oral or written testimony. For your convenience, the Hearing Examiner’s Rules of Procedure may be found on the City’s website under “Hearing Examiner” at

<https://cityofpt.us/planning-community-development/page/hearing-examiner>

Submitting Written Comments: The City will accept written comments until such time that the public hearing is adjourned. Please send written comments to the staff contact and reference the file number.