

To:
Michael Davolio
Planning Director
Town of La Conner WA



From:
Brandon Atkinson
KSA Investments

Reference:
306 Center Street Project
Application for Conditional Use

April 2, 2022

This is a summary for use by the Hearing Examiner of our position regarding the referenced application.

The Project Team:

Owner Developer – Brandon and Kate Atkinson, KSA Investments.
Planning and Management Consultant – Vallo Consulting Services.
Preliminary Site Plan Architect – Olsen Associates.
Project Architect - Charles Morgan and Associates.
Survey and Civil Engineers – Sound Development Group.
Environmental Soil Analysis, Plan and Clean Up – Dixon Environmental Services.
Soil Content and Structural Analysis and Plan – Cobalt Geo LLC.
Legal, Condominium Documentation and Home Owner Association Agreements – Randy Boyer, Attorney.
General Contractor and Structural Engineer – To Be Determined.

All Team Members are Washington State Licensed, highly regarded, fully experienced professionals who will continue with the project and be responsible for their areas of expertise. For contact information call Roger Vallo 360 348 2557.

Project Status:

1. Codes and statutes – We are fully compliant.
2. Soil Conditions – Professional analysis and studies are complete, plans for clean up and soil changes are in place and the Town has made them a condition of approval.
3. Utilities – a preliminary building permit application meeting was held with Public Works, water, sewer, storm water, sidewalks, parking were discussed and needed expansion requirements were provided. All required improvements will be included in our building permit application. Meetings with Puget Sound Energy have been held on the site and requirements for needed three phase power extension determined. The overhead wires will be buried for improved appearance.
4. Fire safety – the La Conner Fire Department has advised that we meet their requirements at this time. We have had discussions with The Skagit County Fire Department and will receive their comments when we file the building permit application.
5. Historical and Cultural – The State Historic Officer has approved the project with conditions that will be adhered to.