

**CITY OF PORT TOWNSEND
NOTICE OF LAND USE APPLICATION
LUP24-017**

Proposal: Minor Conditional Use Permit for Port Townsend School of Massage to locate at 2219 West Sims Way in an existing two-story commercial building.

Description: Port Townsend School of Massage proposes to relocate their commercial school to this existing building. Two upstairs classrooms, one downstairs classroom, and downstairs student clinic rooms would be used to teach students how to perform therapeutic massage and for a student massage clinic. A minor conditional use permit is required in the C-II(S) zone: while “Massage Clinic” is permitted, “School, commercial” is an unlisted use. Per PTMC 17.31.030, incidental uses may be processed as conditional uses.

Parking: Per PTMC 17.72, a minimum of one on-site parking space per 400 sq. ft. of gross floor area is required for “personal services” including massage. Sufficient existing off-street parking (20 parking spaces) is provided.

Applicant: Evergreen Hands-On Solutions; Elizabeth Piglowski, LMT, Director.

Location: 2219 West Sims Way, Port Townsend, Assessor’s Parcel Number 974-700-313, Lots 8 through 15, Block 3 of National City Addition.

Date Application Received: March 29, 2024

Date of Determination of Completeness: April 16, 2024

Date of Public Notice: April 18, 2024

Other Permits: (including other agencies) A City Life-Safety Building Inspection is required.

Lead Agency: City of Port Townsend, Planning and Community Development (PCD)
City Hall, 250 Madison Street, Suite 3 Port Townsend, WA 98368

Staff Contact: Suzanne Wassmer, Associate Planner (360) 385-0644, swassmer@cityofpt.us

Documents available for public review: The application and documents are on file with PCD, and on the City website under “Land Use Projects Under Review.” Information can be mailed or emailed. PCD must receive written comments no later than 4:00 PM on **Wednesday, May 8, 2024.**

The proposal is exempt from environmental review and threshold determination under the State Environmental Policy Act (SEPA). This notice is being sent to property owners within 300 feet of the subject property. Any person has the right to submit comments, receive notice of and participate in any hearings, request a copy of the application and the decision once made, and appeal the Director’s decision. A statement of consistency with the Port Townsend Municipal Code (PTMC) C-II(S) Chapter 17.31, Conditional Use Chapter 17.84, and the Port Townsend Comprehensive Plan will be made following review of the application. A final decision will be made within 120 days of the Determination of Completeness.

2219 SIMS WAY

