



## Planning and Community Development Department

210 Lottie Street, Bellingham, WA 98225

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### TYPE II NOTICE OF APPLICATION and OPTIONAL DNS PROCESS DR2025-0019, SEP2025-0023

Notice is hereby given that the Planning and Community Development Department (PCDD) has received an application for a **Design Review permit and SEPA Determination** for the following project:

**Project Name:** 1101 N Forest Apartments

**Project Description:** Proposed construction of a four-story, 36-unit multifamily residential building, on a site that is currently developed with a two-story office building, which would be demolished. The preliminary design includes 30 bicycle parking spaces and 29 underbuilding and surface parking spaces with vehicle access from an alley. A new 10-foot-wide sidewalk with street trees will be installed in N. Forest St. abutting the site. Design Review is required because the project is in the Downtown Design Review District.

**Project Location:** 1101 N Forest Street, Assessor Parcel No: 380331171559, Sehome Neighborhood, Area 16 in the Downtown District urban village, Residential Transition-1.

**Applicant:** Wyatt Rothenbuhler, AVT Consulting, 1708 F St. Bellingham WA 98225, [wyatt@avtplanning.com](mailto:wyatt@avtplanning.com). (360) 527-9445.

**Comments Due By:** 10/2/2025

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**Environmental Review:** The proposed project has been reviewed for probable adverse impacts and the PCDD expects to issue a Determination of Non-Significance (DNS) for this project (as described in WAC 197-11-355). **This may be your only opportunity to comment on the environmental impacts of the proposed project.**

The proposal may include mitigation measures under applicable codes, and the project review process may incorporate or require mitigation measures regardless of whether an EIS is prepared; and a copy of the subsequent threshold determination for the specific proposal may be obtained upon request.

**Existing Environmental Documents:** Architectural plans by Sergio Ruiz, dated 7/16/2025 and civil plans by Bennett Engineering, LLC dated 8/2025. SEPA checklist, by Wyatt Rothenbuhler dated 8/21/2025. Preliminary Stormwater Site Plan Report, prepared by Bennett Engineering, LLC., 8/2025. Washington State Department of Archaeology and Historic Preservation, Historic Property Report dated 8/20/2025.

The following conditions have been identified that may be used to mitigate the adverse environmental impacts of the proposal: None

This notice and the site plan are available for viewing at <http://www.cob.org/notices> or, in the Permit Center at City Hall. Anyone wishing to comment on this proposal is invited to submit written comments by 5:00 p.m. on October 2, 2025.

The final decision on this proposal may be appealed in accordance with the Bellingham Municipal Code 21.10.250.

**Date Application Received:** 8/25/2025

**Date of Complete Application:** 9/18/2025

**Date of Notice of Application:** 9/18/2025

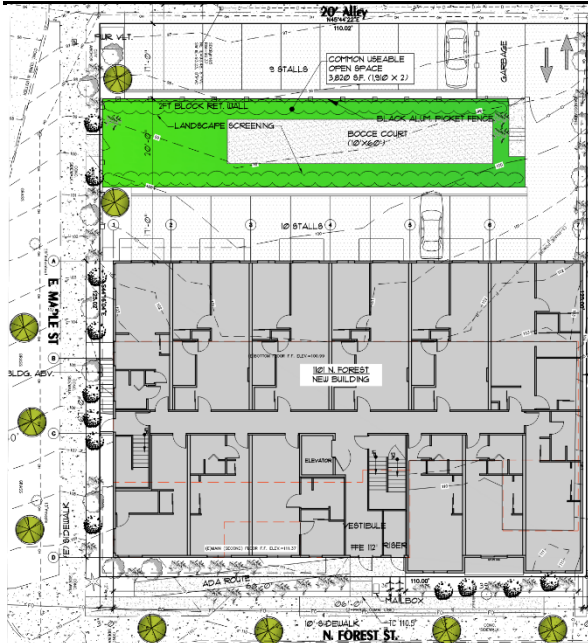
**Other Known Required Permits:**  
Building permit(s)

Public Facilities Construction Agreement (PFC),

**Send written comments and requests for information to:**

Name: Lindsay Kershner, Planner

E-mail / Phone: lkershner@cob.org or 360-778-8369



**1101 N Forest Street  
DR2025-0019, SEP2025-0023**

A decision will be made on the project following the comment period. If you want to receive notification of the action, please complete and return this section to the Planning and Community Development Department, City Hall, 210 Lottie Street, Bellingham, WA 98225.

Attn: Lindsay Kershner, Planner **Yes, I would like to know the action taken.**

**Name**

\_\_\_\_\_

**Address**

(including City, Zip)

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