



# City of Longview

1525 Broadway  
Longview, WA 98632  
www.ci.longview.wa.us

## Agenda

### Appeal Board of Adjustment

Tuesday, July 8, 2025

4:30 PM

Longview Council Chambers

1. **HYBRID MEETING DETAILS**

25-00633 Please click the link to join the webinar: <https://us02web.zoom.us/j/81922908550>  
Webinar ID: 819 2290 8550  
Or Telephone: (253) 205 0468; or (253) 215 8782; or (346) 248 7799

2. **CALL TO ORDER**

3. **ROLL CALL**

4. **APPROVAL OF MINUTES**

25-00634 MINUTES FROM JUNE 10, 2025.

5. **AUDIENCE PARTICIPATION OF CORRESPONDENCE**

6. **DECLARATION OF EX-PARTE COMMUNICATIONS AND APPEARANCE OF FAIRNESS**

7. **PUBLIC HEARINGS**

25-00635 ABA 2025-7 SPECIAL PROPERTY USE PERMIT (SPU) IN ACCORDANCE WITH LMC 19.12.050 & LMC 19.22.025 FOR DETACHED ACCESSORY DWELLING UNIT (ADU) AT 2933 MADRONA DRIVE

**RECOMMENDED ACTION:**

**MOTION TO GRANT APPROVAL FOR SPECIAL PROPERTY USE APPLICATION ABA 2025-7 BY ADAM HOLLOWAY BASED ON THE FINDINGS AND CONCLUSIONS AND SUBJECT TO THE CONDITIONS IN THE STAFF REPORT DATED JUNE 30<sup>TH</sup>, 2025.**

8. **OTHER BUSINESS**

9. **ADJOURNMENT**



Minutes

Agenda

Appeal Board of Adjustment

Tuesday, June 10, 2025

4:30 PM

Longview Council Chambers

1. **HYBRID MEETING DETAILS**

25-00531 Please click the link to join the webinar: <https://us02web.zoom.us/j/81922908550>  
Webinar ID: 819 2290 8550  
Or Telephone: (253) 205 0468; or (253) 215 8782; or (346) 248 7799

2. **CALL TO ORDER**

*The meeting was called to order at 4:30 pm.*

3. **ROLL CALL**

*In attendance: Mark Backstrom, Chair; Roger Peters, Vice Chair; Steven Dahl; Christopher Ortiz  
Excused: Dan Petersen  
Staff: Nick Little, Community Development Director; Irene Rutikanga, Planner; Sam Barham, City Engineer; Nancy Vandehey, Admin Assistant*

4. **APPROVAL OF MINUTES**

25-00532 **MINUTES FROM MAY 13, 2025.**  
*The minutes were approved as presented. This passed unanimously.*

5. **AUDIENCE PARTICIPATION OF CORRESPONDENCE**

6. **DECLARATION OF EX-PARTE COMMUNICATIONS AND APPEARANCE OF FAIRNESS**

*With no hearing today, the declaration was not necessary or read into record.*

7. **PUBLIC HEARINGS**

8. **OTHER BUSINESS**

25-00533 **PLANNER'S REPORT - BYLAWS**  
*Nick Little shared his revised draft rules of procedure with the board. Nick called out on change that he made after posting. The board concurs and asked Nick to forward to the City Attorney for review before bringing it back to the board for finalizing.*

9. **ADJOURNMENT**

*The meeting was adjourned at 4:49 pm.*



**STAFF REPORT**  
**to the**  
**LONGVIEW APPEAL BOARD OF ADJUSTMENT**

**PRESENTED BY:** Irene Rutikanga, Planner

**STAFF REPORT DATE:** July 1<sup>st</sup>, 2025

**HEARING DATE:** July 8<sup>th</sup>, 2025

**APPLICATION NO.:** ABA 2025-7

**APPLICANT:** Adam Holloway

**PROPERTY OWNER:** Adam Holloway

**REQUEST:** Special Property Use permit (SPU) in accordance with LMC 19.12.050 & LMC 19.22.025 for construction of a 493 square feet Accessory Dwelling Unit (ADU) within a new shop at 2933 Madrona Dr .

**LOCATION:** 2933 Madrona Dr. Parcel number involved: 02009.

**ASSOCIATED CASES:** N/A

**ZONING DISTRICT:** R-1 Low Density Residential

## **BACKGROUND AND PROPOSAL**

The property owner at 2933 Madrona Drive is proposing to establish a detached Accessory Dwelling Unit (ADU) on their property. The ADU is planned to be located on the upper level of a newly constructed 1,728-square-foot shop. The ADU itself will occupy approximately 493 square feet of the total structure. In accordance with LMC 19.22.025, one off-street parking space is proposed to serve the ADU. ADUs are permitted in all residential zones; however, detached ADUs are allowed as a Special Property Use. The ADU may either share utilities with the primary residence or have separate utility connections.

As part of the permit process, the owners will be asked to sign an affidavit stating their agreement to use the property only in accordance with the requirements of 19.22.025 of the Longview Municipal Code, which requires the owner of the property to reside in either the ADU or the principal home. This statement must be recorded with the Cowlitz County Auditor and will show on future title reports and/or property research.

Neighboring land-uses include:  
North – single family residences.  
South – single family residences.  
East – single family residences.  
West – single family residences.

The Comprehensive Plan classification for the site is Low Density Residential.

In accordance with LMC §19.12.090(1), written notice of the public hearing for the Special Property Use Permit petition was mailed to the applicant and to the owners of all properties adjacent to or abutting this proposal. [Exhibit C].

The property was posted with a notice of public hearing announcing the proposed special property use application. Legal notice of the public hearing appeared in the Longview Daily News. No comments have been provided as of the date of this report.

## **SEPA DETERMINATION**

Not required.

## **CRITICAL AREA ORDINANCE REQUIREMENTS**

None.

## **APPLICABLE CODE SECTIONS**

Section 19.22.025(8)(a) of the Longview Municipal Code (LMC) requires the issuance of a Special Property Use Permit by the Appeal Board of Adjustment:

*“All proposed detached ADUs shall require a special property use permit be granted by the appeal board of adjustment with consideration of impacts to privacy of neighboring properties. Where practical, locate and design the ADU to minimize disruption of privacy and outdoor activities on adjacent properties. Strategies to accomplish this include, but are not limited to: window staggering, entries face away, no overlooking decks, landscaping.”*

Furthermore, the criteria for review of a special use can be found in LMC 19.12.050(3):

*“No such special property use permit shall be granted by the board unless it finds:*

*(a) That the use for which such permit is sought will not be injurious to the neighborhood or otherwise detrimental to the public health, safety, morals and general welfare;*

*(b) In making such determination the board shall be guided by the following considerations and standards:*

*(i) That the use will not be detrimental to the character and use of adjoining buildings and those in the vicinity,*

*(ii) That the use will not create a hazard in the immediate area either for pedestrian or vehicular traffic,*

*(iii) That adequate ingress and egress will be available for fire and other vehicular emergency equipment,*

*(iv) That adequate off-street parking will be provided to prevent congestion of public streets”*

LMC Chapter 19.22.025 provides the development standards and requirements governing the Accessory Dwelling units, both attached and detached. These standards include ensuring adequate sewer, water, parking, and fire department access are provided. Further standards regarding maximum/minimum square footage, occupancy, owner occupancy, and certification of owner occupancy are provided. Detached units may also require landscaping and designed and/or located to protect the privacy of adjacent properties. Building permits are required for any activity that would normally require a permit, and would be reviewed subsequent to Special Use approval.

## **STAFF DISCUSSION**

The City’s Community Development and Public Works Departments have reviewed the proposed special property use permit for a detached ADU at 2933 Madrona Dr. The property is zoned Low Density Residential District (R-1) and ADUs are allowed within the R-1 district. The proposed ADU complies with the size requirements from LMC 19.22, and parking will be provided on site adjacent to the new shop to accommodate for the ADU parking requirement.

Utilities are adequate for the proposal. Fire will require addressing at the street indicating an ADU is behind the home.

## STAFF ANALYSIS

In reviewing LMC §19.12.050, which contains the criteria that shall guide the Board during their review of this petition, staff finds the following:

- (i) *That the use will not be detrimental to the character and use of adjoining buildings and those in the vicinity.*

Based on the size and location of the proposed detached accessory dwelling unit (ADU), the project will not be detrimental to the character or use of adjoining buildings or properties in the vicinity. The subject property is located within a residential zone and is currently developed with a single-family home. The ADU is proposed at the rear of the lot and will comply with all applicable Low-Density Residential (R-1) development standards, including setbacks and building height. Its placement and scale will maintain appropriate separation from neighboring structures, ensuring compatibility with the surrounding residential character and preserving the overall development pattern of the neighborhood. The ADU will be located near the rear of the property and is not directly adjacent to structures on adjacent properties. The subject property is currently developed with a wood privacy fence along the property lines and includes mature trees in the rear yard area, which provide natural screening and help maintain privacy for both the property owner and adjacent neighbors.

- (ii) *That the use will not create a hazard in the immediate area either for pedestrian or vehicular traffic.*

The ADU is located on an existing developed lot with adequate access from the primary driveway, and no new curb cuts or driveways are proposed. Off-street parking is provided on site. Additionally, the proposed ADU will not obstruct visibility or impede pedestrian movement, as it is set back from the street and located behind the primary residence. Additionally, the city engineer reviewed the proposal and expressed no concerns regarding traffic generated by the proposed ADU.

- (iii) *That adequate ingress and egress will be available for fire and other vehicular emergency equipment.*

Adequate ingress and egress will be available for fire and other vehicular emergency equipment serving the proposed detached accessory dwelling unit (ADU) at 2933 Madrona Dr. The property is accessible from Madrona Dr, a public right-of-way that provides direct access to both the primary residence and the proposed ADU. The proposed ADU will maintain clear access paths and adequate setbacks, ensuring that emergency response vehicles can reach it as needed. No changes are proposed to the driveway or access points that would hinder emergency vehicle circulation. Additionally, as part of the review process the city fire marshal reviewed the proposal and expressed no concerns regarding the fire apparatus access.

- (iv) *That adequate off-street parking will be provided to prevent congestion of public streets.*

Per LMC 19.22.025, one parking space is required for the accessory dwelling unit (ADU) if on-street parking is not available. In this case, on-street parking is not available and therefore, the applicant is proposing one dedicated off-street parking space for the ADU, to be located adjacent to the newly proposed shop structure on the property.

LMC §19.12.050 also requires the Board to adopt the following finding if granting the Special Property Use Permit:

*(a) That the use for which such permit is sought will not be injurious to the neighborhood or otherwise detrimental to the public health, safety, morals and general welfare.*

Adding an additional dwelling unit to a lot in a single-family neighborhood is permitted under the provision of 19.22.025, subject to requirements of the chapter.

The City's comprehensive plan section 3-26 recommends accessory dwelling units as a strategy for affordable housing and section 3-28 notes: "Accessory units are particularly suited to and affordable for elderly persons, college students, and lower income persons. Some communities allow accessory units specifically to address the needs of aging parents to be near their children", and "accessory units are often viewed as a more acceptable method of increasing density and land efficiency in single-family neighborhoods than would be the siting of a few large apartment complexes."

As of this writing, staff have not received any written comments regarding this proposal as a result of the notice of public hearing that was mailed to all adjoining or adjacent property owners, posted at the site, or legal ads published in the newspaper.

## **STAFF FINDINGS**

1. Based on the size and location of the proposed ADU in a neighborhood with single family homes and adequate fire ingress and egress, the proposed ADU will not be injurious to the neighborhood or otherwise detrimental to the public health, safety, morals, and general welfare.
2. The Low-Density Residential District permits the proposed use subject to a granting of a Special Property Use Permit by the Longview Appeal Board of Adjustment.
3. The use as proposed meets the ADU criteria found in LMC §19.22.025 and the standards for low density residential zones under LMC 19.20.
4. The proposed ADU is not anticipated to generated vehicular or pedestrian traffic that would cause a hazard to the neighborhood.
5. Off -street parking satisfying LMC 19.22.025 is proposed to serve the Access Dwelling Unit.
6. The ADU is placed in a location that is not immediately adjacent to structures on adjacent properties and is screened on all sides by an existing cedar fence.

## **CONDITIONS OF APPROVAL**

1. Access from Madrona Drive along the south side of the house to the new structure must be kept unobstructed for fire personnel to advance hose lines and equipment.
2. The property owner shall post the address of the Accessory Dwelling Unit (ADU) in a manner that is clearly visible from the public right-of-way, in accordance with the requirements of LMC 19.22.025.

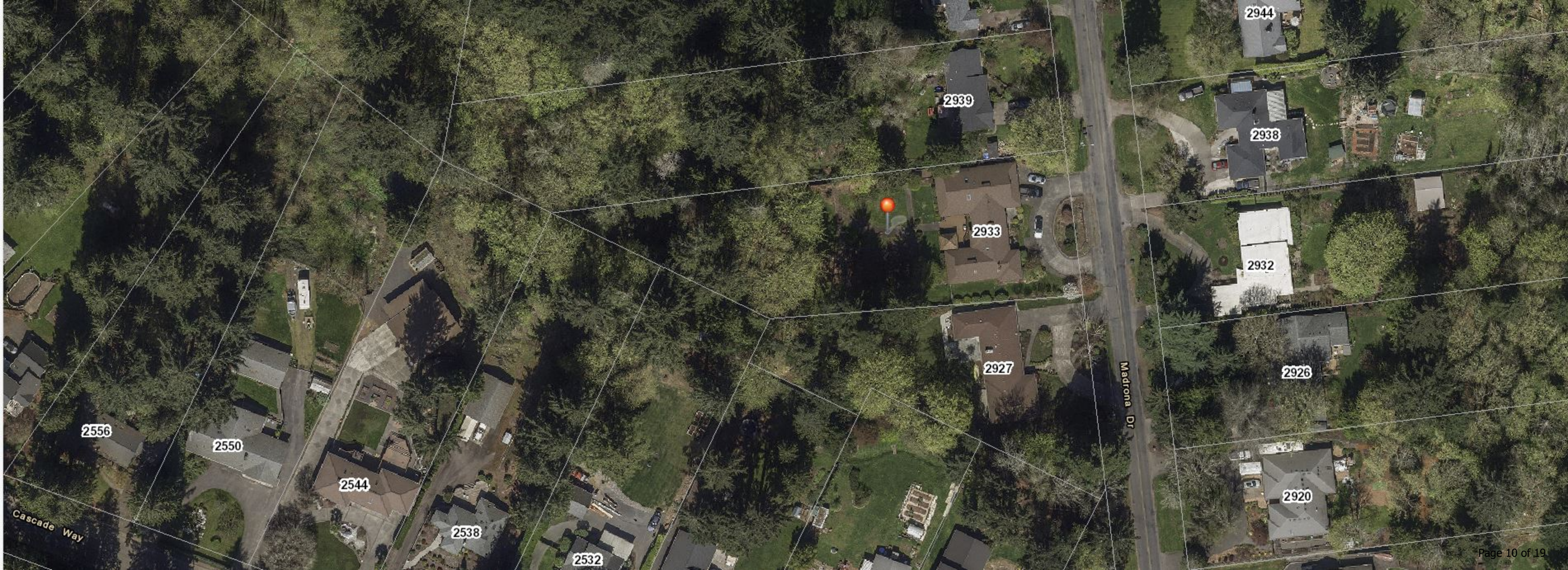
## **RECOMMENDATION**

Motion to grant approval for Special Property Use application ABA2025-7 by Adam Holloway based on the findings and conclusions and subject to the conditions in the staff report dated June 30<sup>th</sup>, 2025.

## **EXHIBITS**

- A. Aerial Image
- B. Notice to Neighbors
- C. Site Plan with proposed parking area
- D. ADU & Shop Full Layout
- E. Legal Notice of Public Hearing TDN

Staff Report Date: Tuesday, July 01, 2025



2944

2939

2938

2933

2932

2927

2926

2556

2550

2544

2538

2532

2920

Madrona Dr

Cascade Way



June 25, 2025

**NOTICE OF PUBLIC HEARING**

**Longview Appeal Board of Adjustment**

**4:30 P.M. Tuesday, July 8<sup>th</sup>, 2025, for a 'hybrid' in-person or virtual meeting.**

**Join Zoom Meeting**

<https://us02web.zoom.us/j/81922908550>

**Or phone in for audio only: (253) 215 8782 or (408) 638 0968**

**Webinar ID: 819 2290 8550**

**Case No:** ABA 2025-7

**Applicant:** Adam Holloway, Property Owner

**Location:** 2933 Madrona Dr, City of Longview, WA 98632

**Request:** **Special Property Use permit (SPU) in accordance with LMC 19.12.050 & LMC 19.22.025 for a 493 square feet Accessory Dwelling Unit (ADU) at 2933 Madrona Dr.**

**Why You Are Receiving This Notice:** You own real property located adjacent to or abutting the property affected by the Special Property Use request. The Longview Municipal Code requires all property owners owning real property located adjacent to or abutting a land use proposal subject to a public hearing to be notified of the proposal and of the hearing date, place, and time. Contact: Irene Rutikanga, Planner 360-442-5083

Copies of the associated documents are available for review online at [mylongview.com](http://mylongview.com) under 'Agendas & Minutes' one week in advance of the Public Hearing.

**Comments:** If you would like to provide comments in writing on this proposal, please submit them **no later than 4:00 p.m. Tuesday, July 8<sup>th</sup>, 2025**, to the City of Longview Community Development Department, PO Box 128, Longview, WA 98632, **ATTN: Irene Rutikanga, Planner**. For electronic comments, provide your comments along with full name, address, and contact information to [irener@ci.longview.wa.us](mailto:irener@ci.longview.wa.us) **RE: ABA 2025-7**

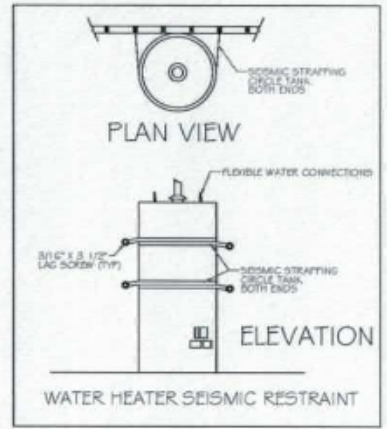
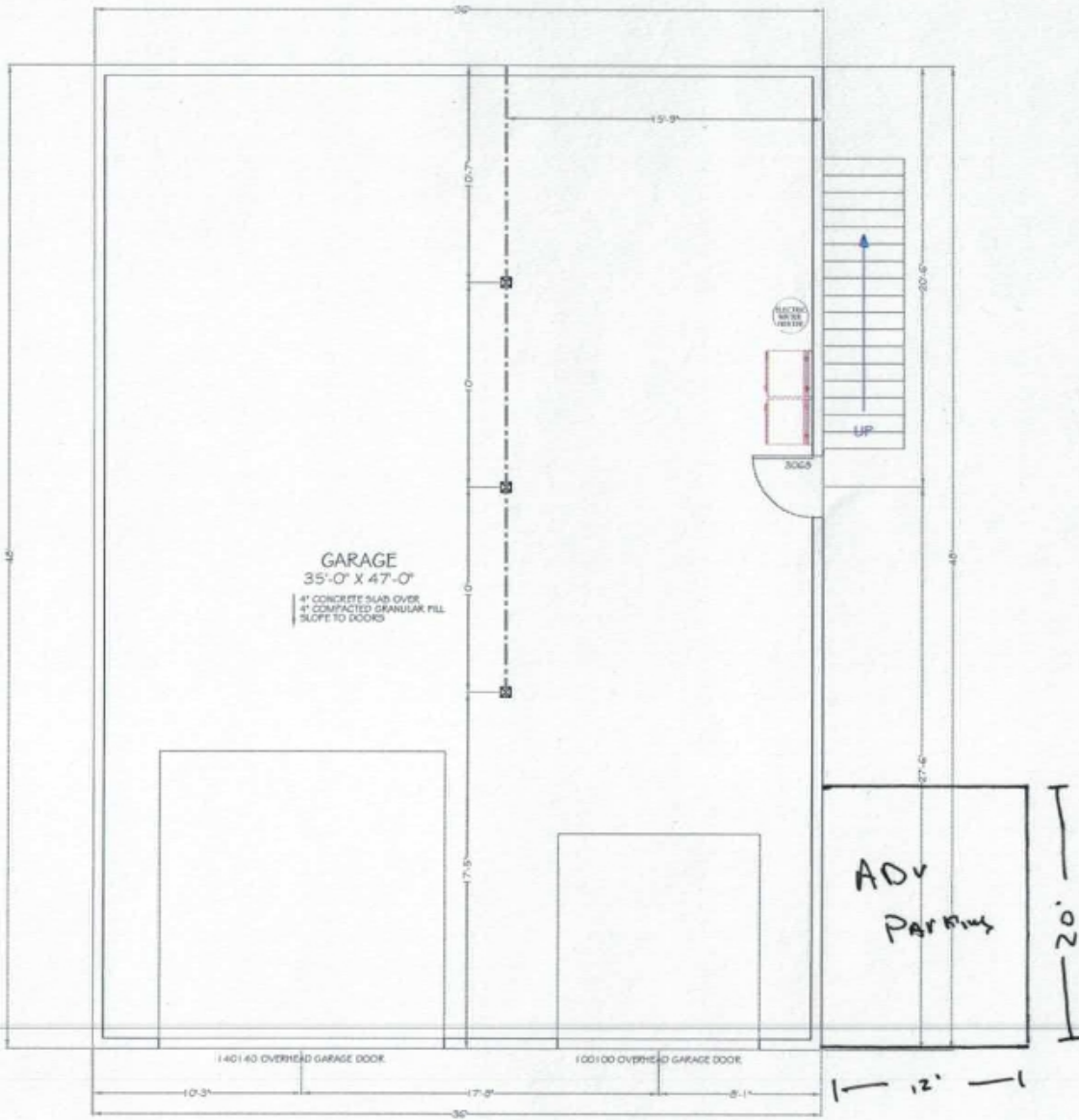
**Public Hearing:** You are invited to attend the Appeal Board of Adjustment public hearing scheduled for 4:30 P.M. Tuesday, July 8<sup>th</sup>, 2025, either in-person at Longview City Hall Council Chambers, 1525 Broadway Street, OR on the virtual meeting platform Zoom (online or phone-in).

Please contact the City Clerk's Office at 360-442-5041 with any accessibility requests.

Location: 2933 Madrona Dr



Notice filed by:  
Irene Rutikanga, Planner  
Community Development Department, City of Longview



NOTE: PRE-ENGINEERED PLANS  
-BEAMS, HEADERS & FOOTINGS ARE CONTINGENT  
UPON FINAL STRUCTURAL ENGINEERING  
-PLEASE ORDER BASED OFF THE FINAL PLANS  
AFTER ENGINEERING



PHONE: 360-542-8744  
WWW.PRAXISDESIGN.COM

MSR OFFICE  
300 ALLEN STREET  
KELSO, WA 98626

DATE: 04/20/2023  
SCALE: 1/4" = 1'  
DRAWN BY: MGF

REVISIONS

CURT:

FIRST CHOICE HOMES LLC  
KELY FIDRICH  
360-540-2926

SUBDIVISION:  
CITY OF LONGVIEW, WA

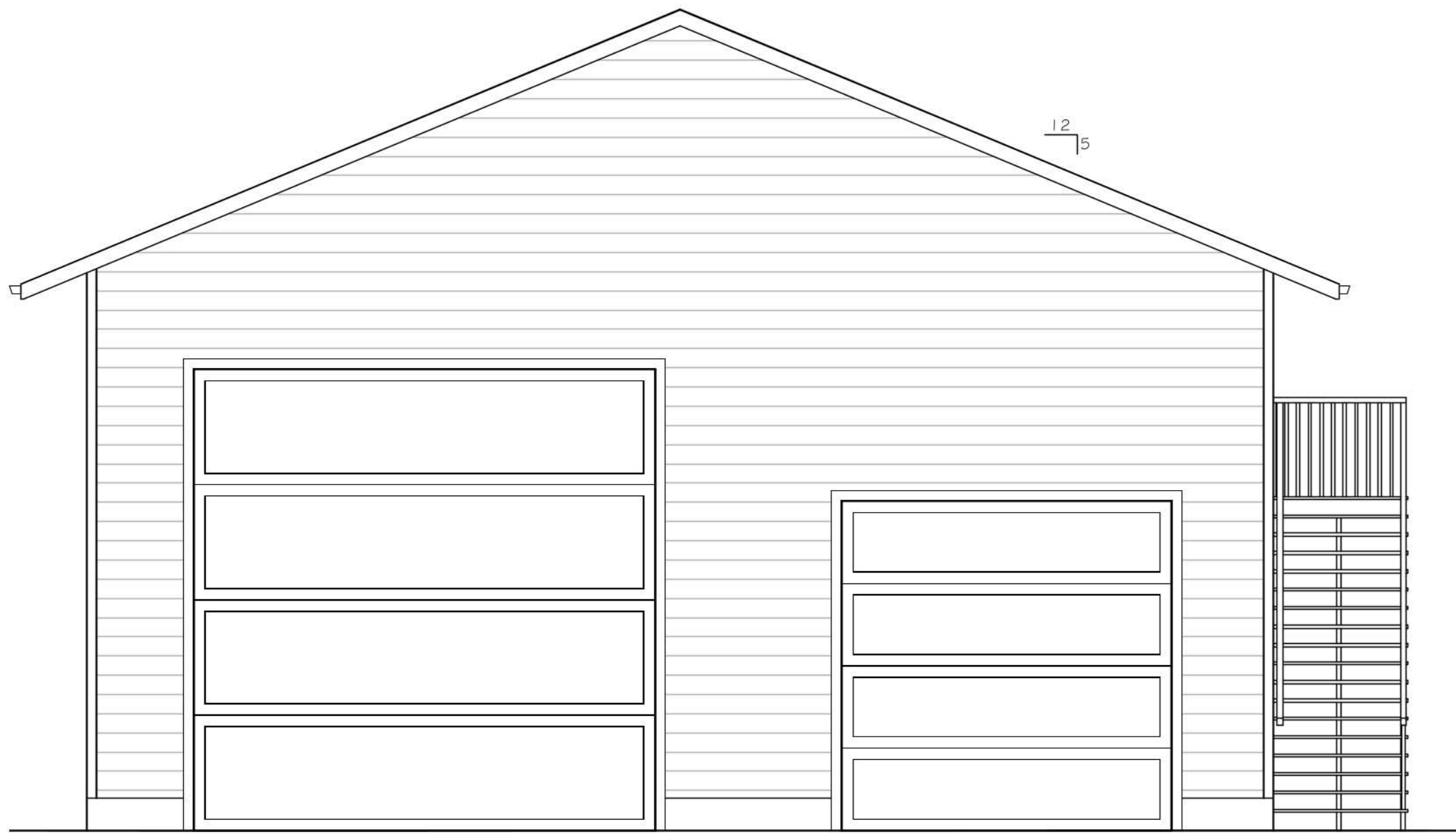
HOLLOWAY SHOP  
2833 MADRONA DRIVE, LONGVIEW, WA 98632

PROJECT:  
ADDRESS:

SHEET NO.

2

CONTRACTOR RESPONSIBLE TO INSPECT  
PLANS FOR ERRORS AND OMISSIONS

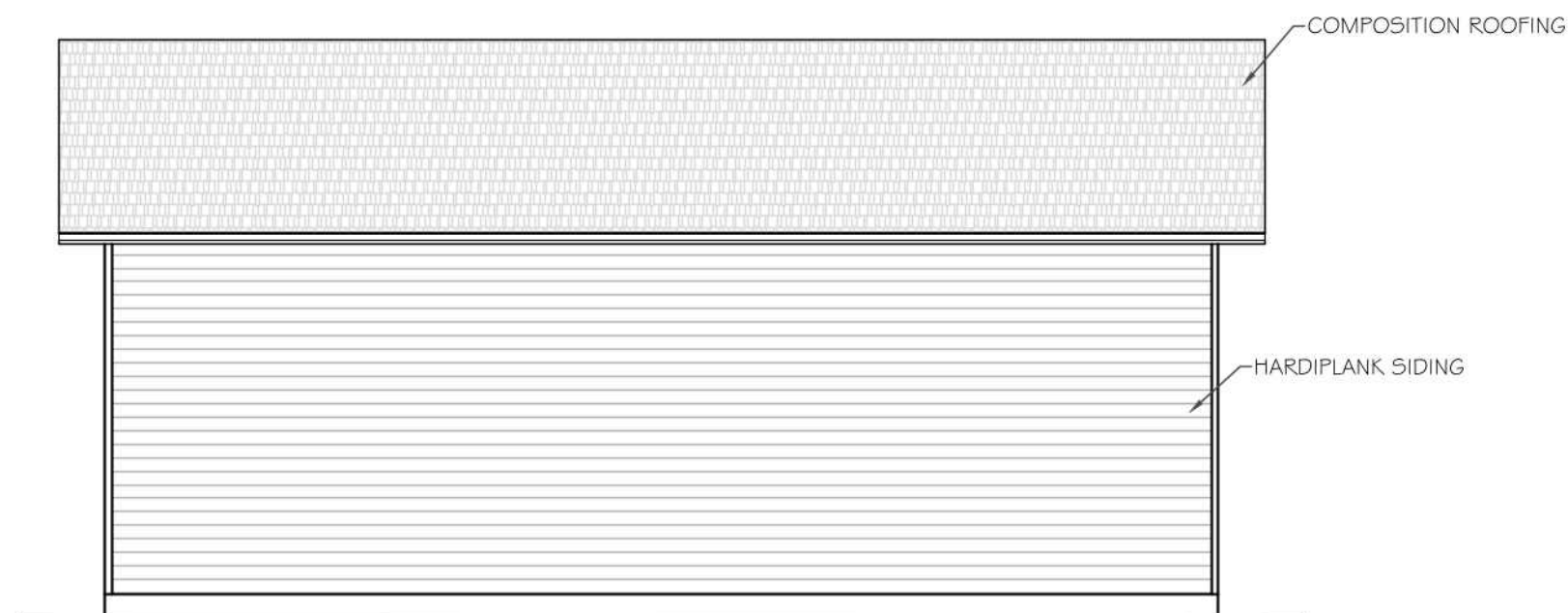


**FRONT ELEVATION**  
SCALE: 1/4" = 1'-0"



**RIGHT ELEVATION**  
SCALE: 1/8" = 1'-0"

NOTE: PRE-ENGINEERED PLANS  
-BEAMS, HEADERS & FOOTINGS ARE CONTINGENT UPON FINAL STRUCTURAL ENGINEERING  
-PLEASE ORDER BASED OFF THE FINAL PLANS AFTER ENGINEERING



**LEFT ELEVATION**  
SCALE: 1/8" = 1'-0"



**REAR ELEVATION**  
SCALE: 1/4" = 1'-0"

CONTRACTOR RESPONSIBLE TO INSPECT PLANS FOR ERRORS AND OMISSIONS



PHONE: 360-575-8348  
WEBSITE: PRAXISDESIGN.CO

MAIN OFFICE:  
205 ALLEN STREET  
KELSO, WA 98626

DATE: 6/4/2025  
SCALE: 1/4" = 1'  
DRAWN BY: MGW

REVISIONS

CLIENT:

FIRST CHOICE HOMES LLC  
RILEY PEONIO  
360-560-2926

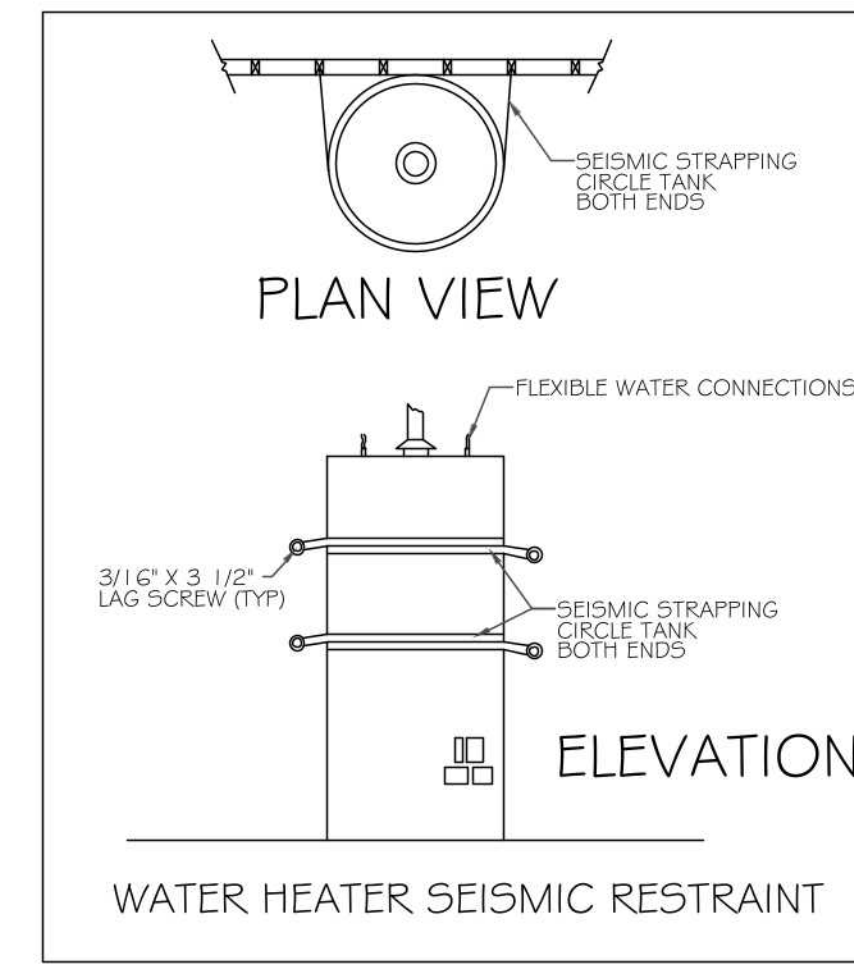
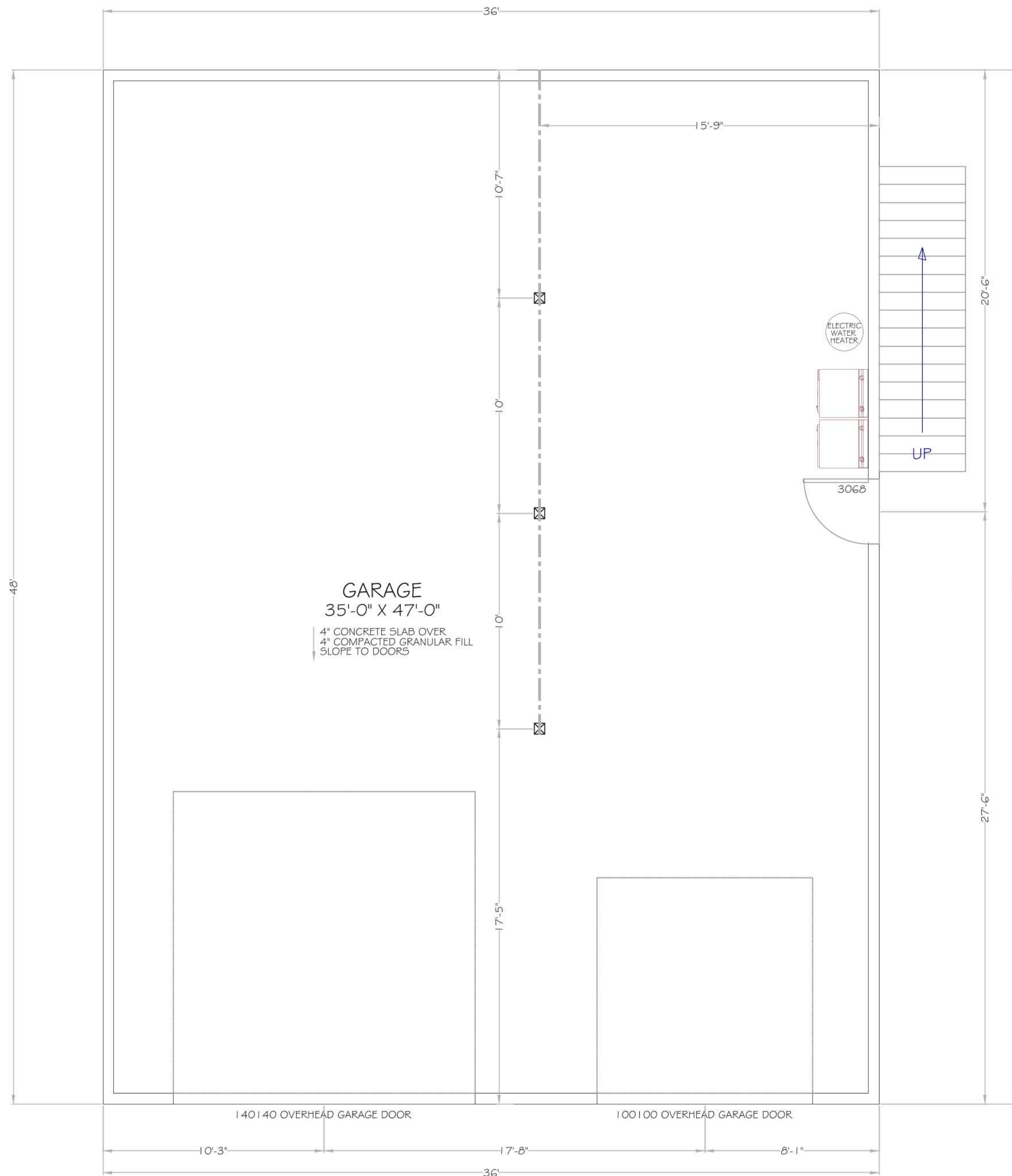
JURISDICTION:  
CITY OF LONGVIEW, WA

PROJECT: HOLLOWAY SHOP  
ADDRESS: 2933 MADRONA DRIVE, LONGVIEW, WA 98632

PROJECT: HOLLOWAY SHOP  
ADDRESS: 2933 MADRONA DRIVE, LONGVIEW, WA 98632

SHEET NO.

1



NOTE: PRE-ENGINEERED PLANS  
 -BEAMS, HEADERS & FOOTINGS ARE CONTINGENT UPON FINAL STRUCTURAL ENGINEERING  
 -PLEASE ORDER BASED OFF THE FINAL PLANS AFTER ENGINEERING



PHONE: 360-575-8348  
 WEBSITE: PRAXISDES.CO

MAIN OFFICE:  
 205 ALLEN STREET  
 KELSO, WA 98626

DATE: 6/1/2025  
 SCALE: 1/4" = 1'  
 DRAWN BY: MGW

REVISIONS

CLIENT:

FIRST CHOICE HOMES LLC  
 RILEY PEONIO  
 360-560-2926

JURISDICTION:  
 CITY OF LONGVIEW, WA

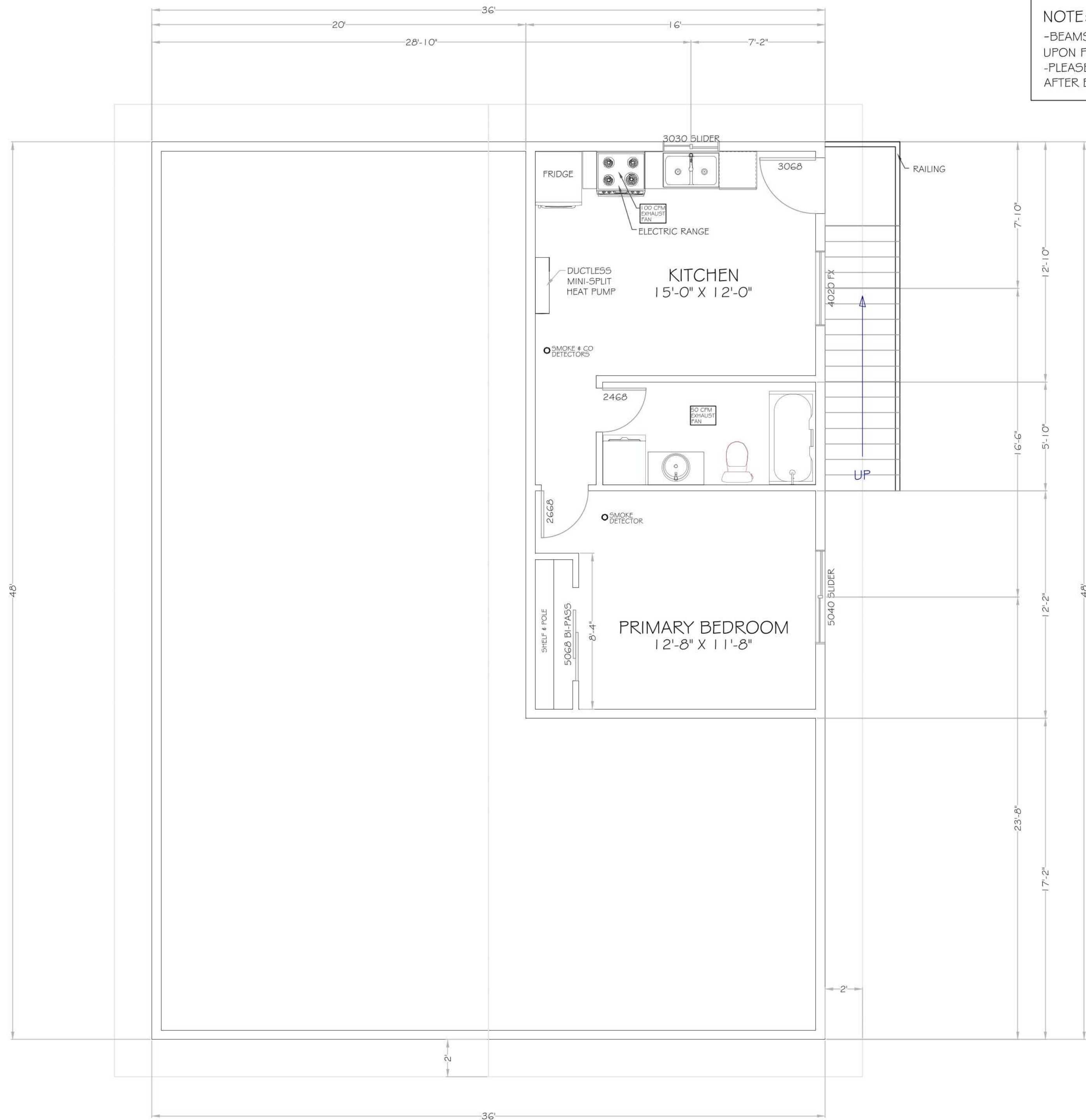
PROJECT: HOLLOWAY SHOP  
 ADDRESS: 2933 MADRONA DRIVE, LONGVIEW, WA 98632

PROJECT: HOLLOWAY SHOP  
 ADDRESS: 2933 MADRONA DRIVE, LONGVIEW, WA 98632

SHEET NO.

2

CONTRACTOR RESPONSIBLE TO INSPECT PLANS FOR ERRORS AND OMISSIONS



**NOTE: PRE-ENGINEERED PLANS**  
 -BEAMS, HEADERS & FOOTINGS ARE CONTINGENT UPON FINAL STRUCTURAL ENGINEERING  
 -PLEASE ORDER BASED OFF THE FINAL PLANS AFTER ENGINEERING



PHONE: 360-575-8348  
 WEBSITE: PRAXISDES.CO

MAIN OFFICE:  
 205 ALLEN STREET  
 KELSO, WA 98626

DATE: 6/4/2025  
 SCALE: 1/4" = 1'  
 DRAWN BY: MGW

REVISIONS

CLIENT:  
 FIRST CHOICE HOMES LLC  
 RILEY PEONIO  
 360-560-2926

JURISDICTION:  
 CITY OF LONGVIEW, WA

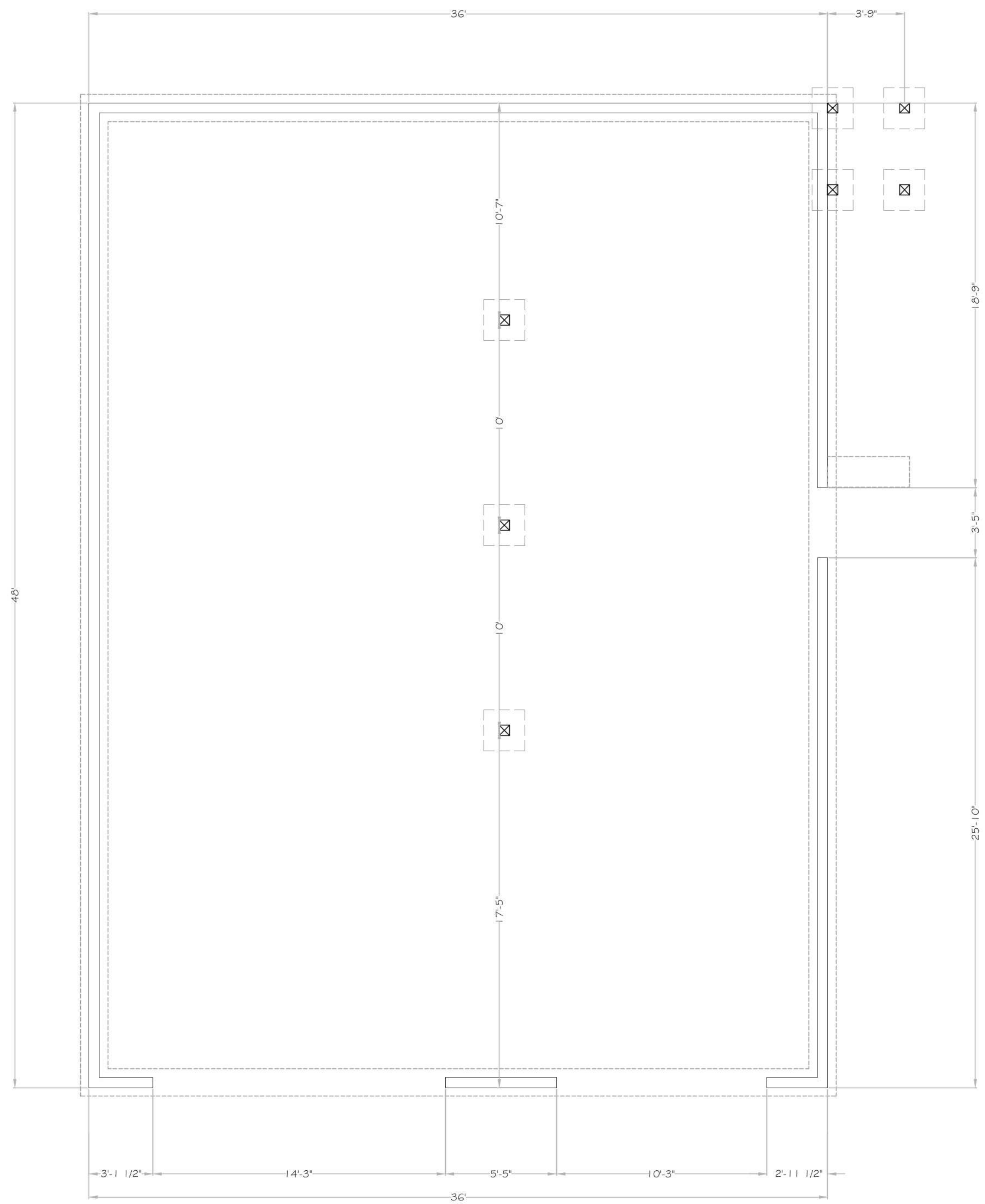
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 ADDRESS: 2933 MADRONA DRIVE, LONGVIEW, WA 98632

PROJECT:  
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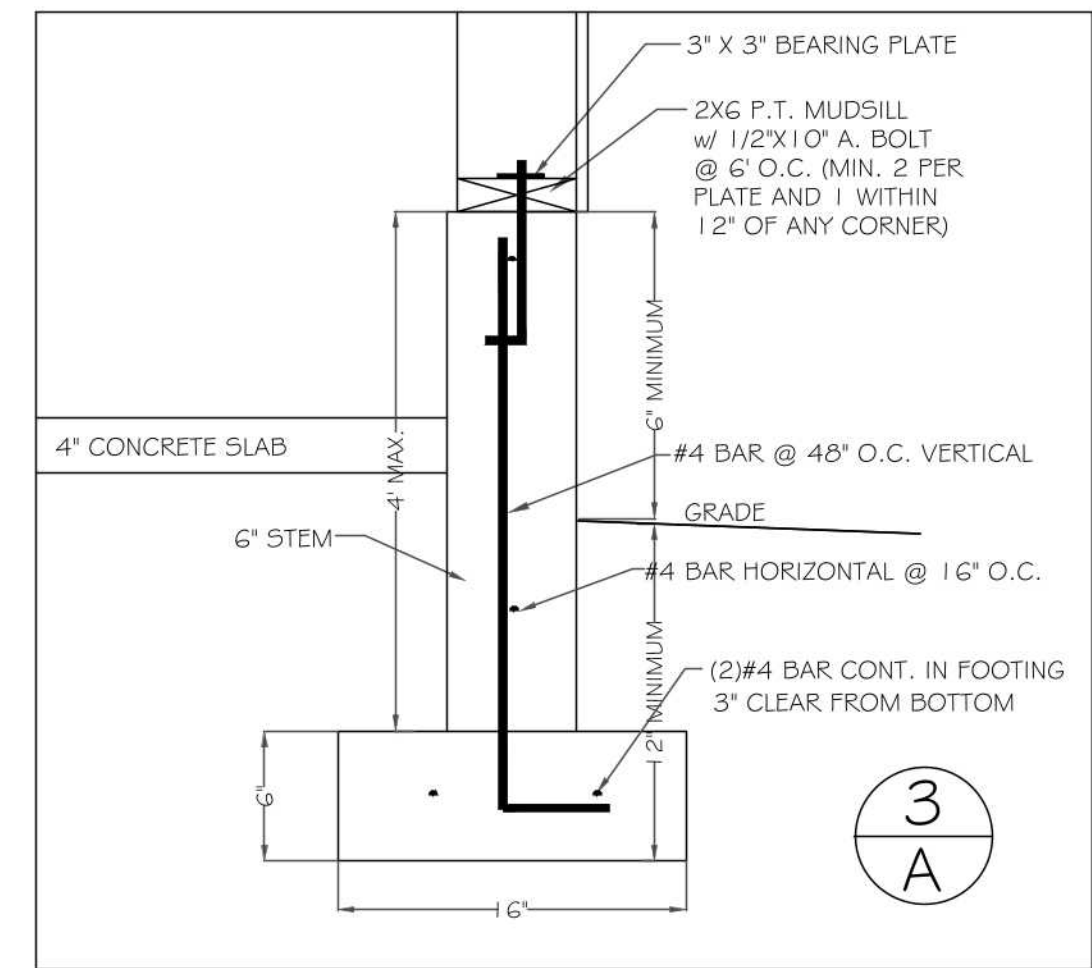
SHEET NO.

3

CONTRACTOR RESPONSIBLE TO INSPECT PLANS FOR ERRORS AND OMISSIONS



**FOUNDATION PLAN**  
SCALE: 1/4" = 1'-0"



**NOTE: PRE-ENGINEERED PLANS**  
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 -PLEASE ORDER BASED OFF THE FINAL PLANS AFTER ENGINEERING

**FOUNDATION NOTES**  
 FOOTINGS TO BEAR ON UNDISTURBED LEVEL SOIL DEVOID OF ORGANIC MATERIAL AND STEPPED AS REQUIRED TO MAINTAIN THE REQUIRED DEPTH BELOW THE FINAL GRADE.  
 SOIL BEARING PRESSURE ASSUMED TO BE 1500 PSF.  
 ANY FILL UNDER GRADE SUPPORTED SLABS TO BE MINIMUM OF 4" GRANULAR MATERIAL COMPACTED TO 95%  
 REINFORCING STEEL TO BE A-615 GRADE 60.  
 ALL WOOD IN CONTACT WITH CONCRETE TO BE PRESSURE TREATED.



PHONE: 360-575-8348  
 WEBSITE: PRAXISDES.CO

MAIN OFFICE:  
 205 ALLEN STREET  
 KELSO, WA 98626

DATE: 6/4/2025  
 SCALE: 1/4" = 1'  
 DRAWN BY: MGW

REVISIONS

CLIENT:

FIRST CHOICE HOMES LLC  
 RILEY PEONIO  
 360-560-2926

JURISDICTION:  
 CITY OF LONGVIEW, WA

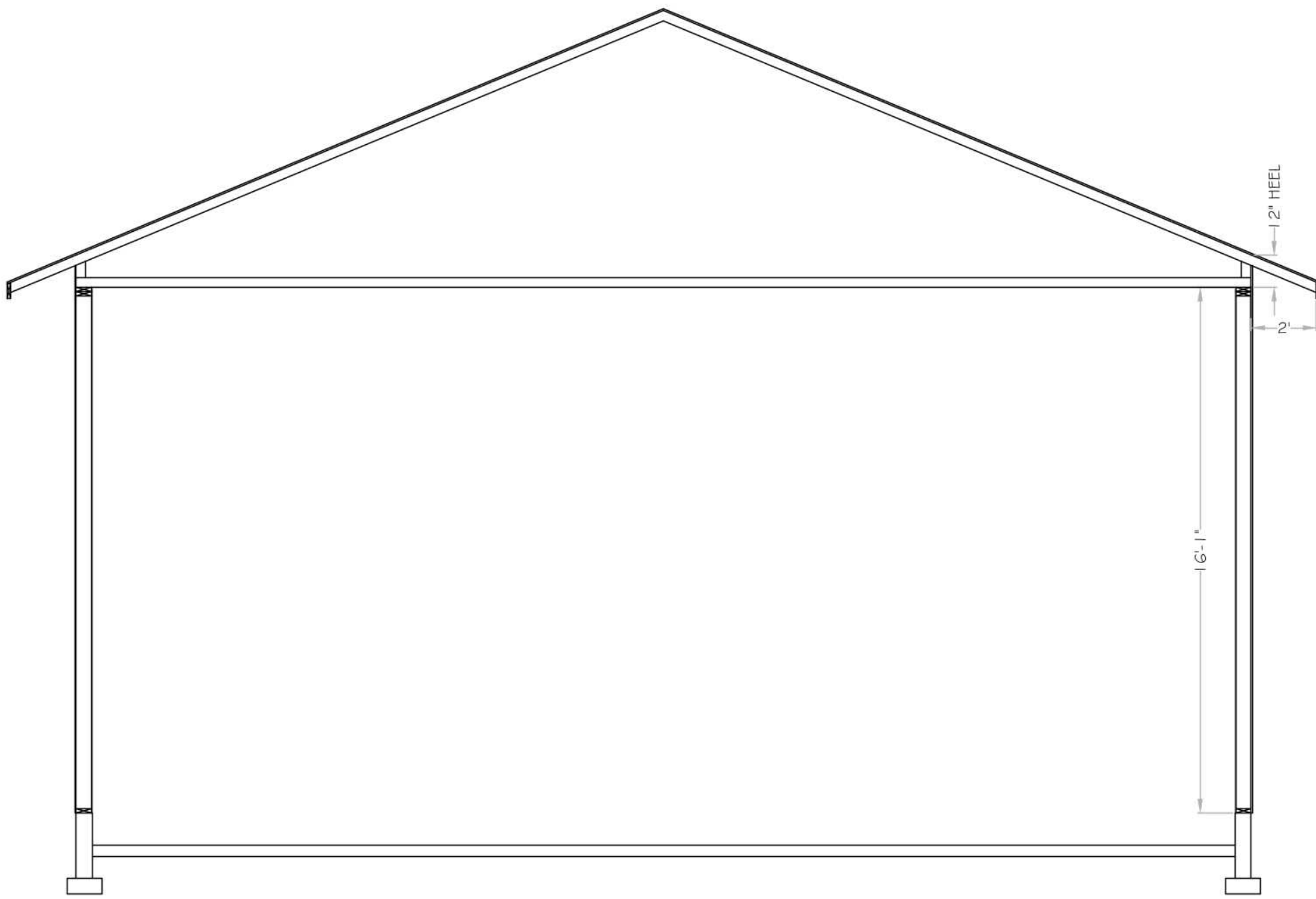
PROJECT: HOLLOWAY SHOP  
 ADDRESS: 2933 MADRONA DRIVE, LONGVIEW, WA 98632

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 ADDRESS: 2933 MADRONA DRIVE, LONGVIEW, WA 98632

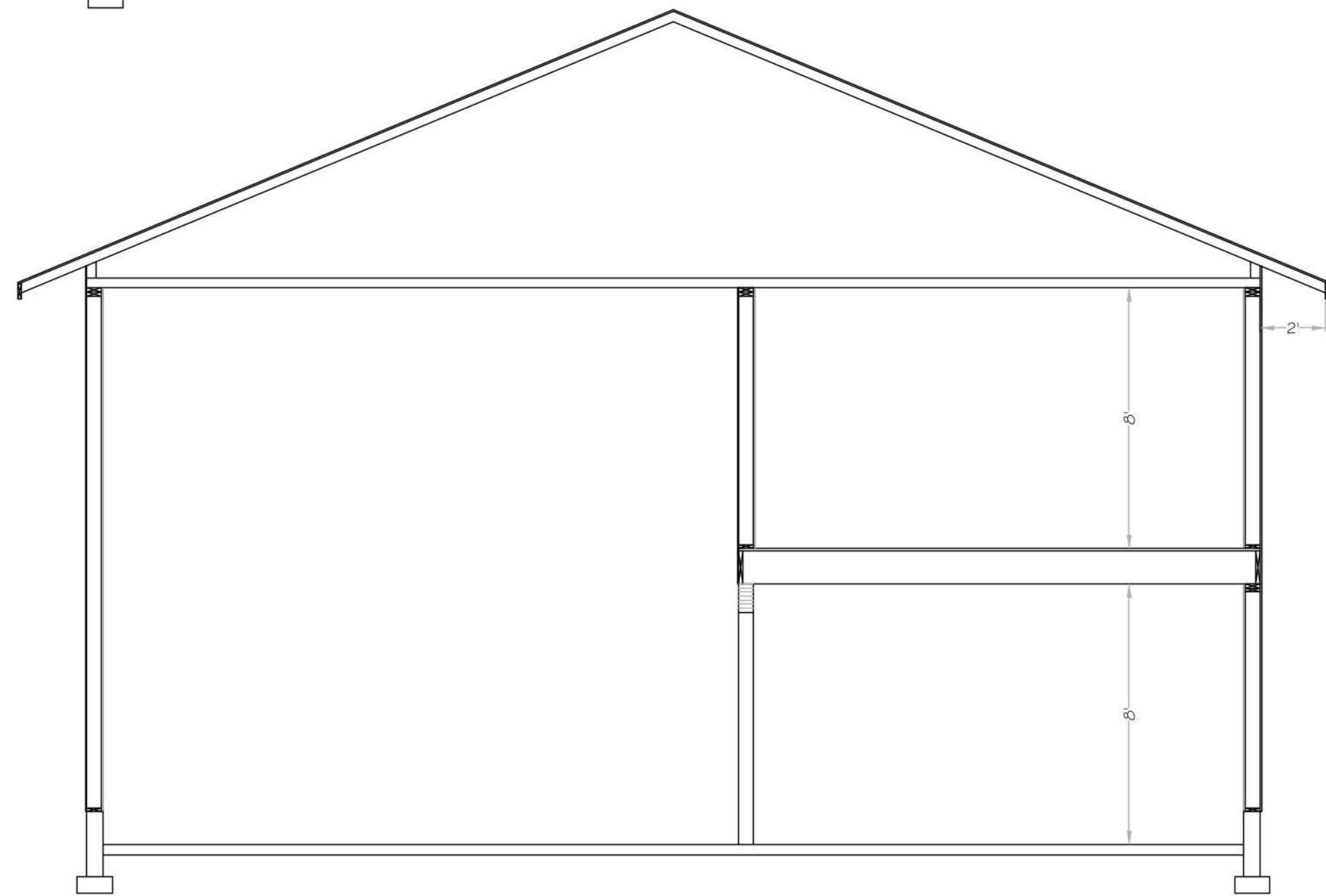
SHEET NO.

**4**

CONTRACTOR RESPONSIBLE TO INSPECT PLANS FOR ERRORS AND OMISSIONS



NOTE: PRE-ENGINEERED PLANS  
-BEAMS, HEADERS & FOOTINGS ARE CONTINGENT  
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-PLEASE ORDER BASED OFF THE FINAL PLANS  
AFTER ENGINEERING



AFFIDAVIT OF PUBLICATION

**Longview Daily News**  
770 11th Ave  
(360) 577-2525

State of Florida, County of Broward, ss:

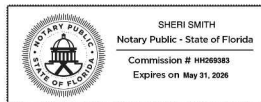
Edmar Corachia, being first duly sworn, deposes and says: That (s)he is a duly authorized signatory of Column Software, PBC, duly authorized agent of Longview Daily News, published in Cowlitz county, has been approved as a Legal newspaper by order of the Superior court of the State of Washington of Cowlitz County, and that the Annexed printed copy is a true copy of the notice in the above entitled matter as it was printed in the regular entire issue of said paper and online at [www.tdn.com](http://www.tdn.com) , for publication dates as listed below, and that said newspaper was regularly distributed to its subscribers during all of said period, and that said notice was published in said paper and not in a supplement form. That the full amount of the fee charged for said forgoing publication is as listed below, and is \$3.50 per line for the first insertion and \$3.00 per line for each subsequent insertion. There is also an additional charge of \$10.00 for every additional affidavit copy over two copies.

**PUBLICATION DATES:** June. 21 2025

**NOTICE ID:** Y3pUMAu8dImQeHUo2h7Z  
**PUBLISHER ID:** COL-WA-100995  
**NOTICE NAME:** ABA 2025-7 2933 Madrona Dr.  
**Publication Fee:** \$254.43

*Edmar Corachia*

(Signed) \_\_\_\_\_



**VERIFICATION**

State of Florida  
County of Broward

Subscribed in my presence and sworn to before me on this: 06/25/2025

*S. Smith*

Notary Public  
Notarized remotely online using communication technology via Proof.

**ABA 2025-7**

Notice of Public Hearing  
Longview Appeal Board of Adjustment  
4:30 P.M. Tuesday, July 8 th , 2025, for a "hybrid" in-person or virtual meeting.  
Join Zoom Meeting.  
<http://us02web.zoom.us/j/B1922908550>  
Or phone in for audio only: (253) 215 8782 or (408) 638 0968  
Webinar ID: 819 2290 8550  
Case No: ABA 2025-7  
Applicant: Adam Holloway  
Location: 2933 Madrona Dr, Longview, WA  
Request: Special Property Use permit (SPU) in accordance with LMC 19.12.050 & LMC 19.20.025 for a detached accessory dwelling unit (ADU) at 2933 Madrona Dr.  
Copies of the associated documents are available for review online at [MyLongview.com](http://MyLongview.com) under "Agendas and Minutes" one week in advance of the Public Hearing.  
Comments: If you would like to provide comments in writing in this proposal, please submit them no later than 4:00 p.m. Tuesday July 8 th , 2025, to the City of Longview Community Development Department, PO Box 128, Longview WA 98632, ATTN: Irene Rutikanga. For electronic comments, provide your comments along with full name, address and contact information to [irener@ci.longview.wa.us](mailto:irener@ci.longview.wa.us) RE: ABA 2025-7.  
Public Hearing: You are invited to attend the Appeal Board of Adjustment public hearing scheduled for 4:30 p.m. Tuesday July 8 th , 2025, either in-person at Longview City Hall Council Chambers, 1525 Broadway Street, OR on the virtual meeting platform Zoom (on-line or phone-in.)  
Please contact the City Clerk's Office at 360-442-5041 with any accessibility requests.  
6/21 COL-WA-100995