

Port Blakely Communities:

Port Blakely Communities is a division of Port Blakely Tree Farms, which is a family owned company that has operated tree farms in Kitsap County and throughout Washington state since the turn of the century. They hope to break ground in the Spring of 2002 on a mixed use project in Central Kitsap County, just west of Kitsap Lake.

Planning and Zoning Process:

The 1998 Kitsap County Comprehensive Plan designated 440 acres of property owned by Port Blakely, located west of Kitsap Lake, as an Urban Joint Planning Area for Business and Light Industrial Land uses. The designation was made to achieve the County's goal of having land zoned and available for businesses to locate on and to help create jobs. A Subarea Plan is being prepared by Bremerton and Kitsap County that will identify the zoning for the property and specify the environmental protections that must be included for the project to be built.

Projected Land Use Mix:

The land use being considered for the site, is a mixed use project that would include approximately 900 homes and 2,225,000 square feet of business uses such as offices, light assembly and manufacturing facilities and business park. In addition, retail and commercial services will be included in the project to serve the needs of the community. The project will also include public trails, a public park and a buffer adjacent to neighboring properties.

Environmental Protection:

The project will only proceed if it is demonstrated that there will not be adverse impacts to the productive salmon resources of Chico Creek or to the water quality of Kitsap Lake. A master drainage plan will be prepared at the time there is a specific project that will include the best management procedures for protecting water quality and controlling water runoff.

Annexation to the City of Bremerton:

The Subarea Plan will be reviewed by the City of Bremerton and Kitsap County in the Spring of 2000. If approved, the property could be annexed to the City of Bremerton in 2000. Port Blakely could submit an application to the City for a specific project in the Summer of 2000. Public input and environmental review is scheduled to take place in 2000 and 2001 with construction possibly beginning in the Spring of 2002.

Access and Services:

Access to the site will be from SR 3 to two new access roads to the project. One new access road will be at the north end from Northlake Way. Another new road will be located at the south end and will extend Werner Road to the site. The project will be served with water and sewer by the City of Bremerton.

Other Projects:

Issaquah Highlands is another planned community that the Port Blakely company is currently developing. This project includes 3,000 homes, parks, trails, recreation, a regional retail center and a business center. Port Blakely also developed Montrues, a residential community of 300 homes in the City of Issaquah and has recently started construction of McGarvey Park, a residential community of 500 homes in the Renton area.

Port Blakely is dedicated to developing environmentally sensitive communities and growing sustainable forest to benefit current and future generations.

By John L. Adams
Port Blakely Communities
425.391.4700 / fax 425.391.9028
E-mail: jadams@portblakely.com
Web Site: www.issaquahhighlands.com