



DEPARTMENT OF PLANNING AND COMMUNITY DEVELOPMENT  
ENVIRONMENTAL COORDINATOR  
450 110<sup>th</sup> Ave NE., P.O. BOX 90012  
BELLEVUE, WA 98009-9012

**OPTIONAL DETERMINATION OF NON-SIGNIFICANCE (DNS) NOTICE MATERIALS**

The attached materials are being sent to you pursuant to the requirements for the Optional DNS Process (WAC 197-11-355). A DNS on the attached proposal is likely. This may be the only opportunity to comment on environmental impacts of the proposal. Mitigation measures from standard codes will apply. Project review may require mitigation regardless of whether an EIS is prepared. A copy of the subsequent threshold determination for this proposal may be obtained upon request.

File No. LA-06-123694

Project Name/Address: Chestnut Academy 2, 13717 SE 26<sup>th</sup> Street

Planner: Toni Pratt

Phone Number: (425) 452-5374

**Minimum Comment Period: November 9, 2006**

Materials included in this Notice:

- Blue Bulletin
- Checklist
- Vicinity Map
- Plans
- Other:

**ENVIRONMENTAL CHECKLIST**

4/18/02

If you need assistance in completing the checklist or have any questions regarding the environmental review process, please visit or call the Permit Center (425-452-6864) between 8 a.m. and 4 p.m., Monday through Friday (Wednesday, 10 to 4). Our TTY number is 425-452-4636.

**BACKGROUND INFORMATION**

Property Owner: Colpitts Development

Proponent: SABArchitects, Inc. for Bright Horizons Family Solutions who will own and operate the proposed Chestnut Hill Academy-II.

Contact Person: Arthur Furukawa of SABArchitects  
(If different from the owner. All questions and correspondence will be directed to the individual listed.)

Address: 1124 Eastlake Ave East, Suite 201, Seattle, WA 98109

Phone: 206-957-6400 x202 e-mail: arthurf@sabarch.com

Proposal Title: ACU for Chestnut Hill Academy-II

Proposal Location: 13717 SE 26th Street @ 137th Ave SE  
(Street address and nearest cross street or intersection) Provide a legal description if available.  
See Attached.

Please attach an 8 1/2" x 11" vicinity map that accurately locates the proposal site. See Attached.

Give an accurate, brief description of the proposal's scope and nature:

- Currently approved for site is a 45,000 SF 3-story + 1-level parking office building shell with associated parking under Permit #06-106080 BB. This ACU application proposes to change the Use to allow a Group-E, K-8 school. The south & portions to the east of the building will be changed from parking to play areas. Questions on this checklist will be answered assuming that the approved office building and site plan represent the existing condition.
1. General description:
  2. Acreage of site:  
+/- 2.99 acres
  3. Number of dwelling units/buildings to be demolished:  
n/a
  4. Number of dwelling units/buildings to be constructed:  
n/a
  5. Square footage of buildings to be demolished:  
n/a
  6. Square footage of buildings to be constructed:  
n/a
  7. Quantity of earth movement (in cubic yards):  
Not substantially diff. fr what is currently appr'v'd under Clear & Grade Permit 06-106079 GD.
  8. Proposed land use:  
Proposed School Use in a Light Industrial zone.
  9. Design features, including building height, number of stories and proposed exterior materials:  
Three story building w/parking below to +/-45'-3" above average grade with height bonus for parking. Exterior materials include concrete and metal siding.
  10. Other

**RECEIVED**

SEP 29 2006

**PERMIT PROCESSING**

Estimated date of completion of the proposal or timing of phasing:

T.I. construction will begin in late March 2007 (pending city approval) for an early September 2007 school start.

Do you have any plans for future additions, expansion, or further activity related to or connected with this proposal? If yes, explain.

None at this time.

List any environmental information you know about that has been prepared, or will be prepared, directly related to this proposal.

To our knowledge, the following reports were prepared. 1. Geotechnical Study by Earth Consultants dated 1/22/99. 2. Wetland Delineation Study by Adolfson Assoc dated 1/20/98. 3. Sensitive Slope Analysis by Bush, Roed, Hitchings dated 2/12/99. 4. EMF Study by Geo Engineers dated 3/17/06. 5. Traffic/Queuing/Parking studies ongoing by Transpo.

Do you know whether applications are pending for governmental approvals of other proposals directly affecting the property covered by your proposal? If yes, explain. List dates applied for and file numbers, if known.

None known.

List any government approvals or permits that will be needed for your proposal, if known. If permits have been applied for, list application date and file numbers, if known.

We anticipate the following additional permit submittals; 1. ACU for School Use. 2. Tenant Improvement Permit for school fit-out in late 11/06. 3. Revised Clear & Grade Permit for playground areas in late 11/06. Misc. other permits such as electrical etc. will need to be applied for to complete the tenant work.

Please provide one or more of the following exhibits, if applicable to your proposal. None at this time. See future (Please check appropriate box(es) for exhibits submitted with your proposal): submissions in response above.

- Land Use Reclassification (rezone) Map of existing and proposed zoning n/a
- Preliminary Plat or Planned Unit Development n/a  
Preliminary plat map
- Clearing & Grading Permit To be applied for in the future. A preliminary clearing & Plan of existing and proposed grading grading plan has been included with this ACU submission. Development plans
- Building Permit (or Design Review) To be applied for in the future. Preliminary conceptual Site plan floor plans have been included with this ACU submission. Clearing & grading plan
- Shoreline Management Permit n/a  
Site plan

## A. ENVIRONMENTAL ELEMENTS

### 1. Earth

a. General description of the site:  Flat  Rolling  Hilly  Steep slopes  Mountains  Other

b. What is the steepest slope on the site (approximate percent slope)? +/-40%

c. What general types of soil are found on the site (for example, clay, sand, gravel, peat, and muck)? If you know the classification of agricultural soils, specify them and note any prime farmland.  
According to the geotechnical report, the subsurface is predominately silty sand and silt soils to depths of 7 to 10 feet.

- d. Are there surface indications or history of unstable soils in the immediate vicinity? If so, describe.  
There are some steep slopes, but histories of unstable soils are unknown.
- e. Describe the purpose, type, and approximate quantities of any filling or grading proposed. Indicate source of fill.  
Most of the grading will be completed during currently approved building construction prior to the start of school-specific work. The south lot will be graded for a play field requiring some cutting and filling to level the field with little import and export of soil.
- f. Could erosion occur as a result of clearing, construction, or use? If so, generally describe.  
Yes, but we understand no more than usual. Typical TESC controls will be implemented. School-specific site work will be done in Spring 2007 after the end of the rainy season.
- g. About what percent of the site will be covered with impervious surfaces after project construction (for example, asphalt or buildings)?  
The proposed school would be covered by approx. 37% impervious surface, which is about 20% less than the currently permitted office plan.
- h. Proposed measures to reduce or control erosion, or other impacts to the earth, if any:  
Implement typical TESC controls. Perform school-specific sitework after the end of the rainy season.

## 2. AIR

- a. What types of emissions to the air would result from the proposal (i.e. dust, automobile odors, and industrial wood smoke) during construction and when the project is completed? If any, generally describe and give approximate quantities if known.  
During school drop-off and pick-up hours there will be a spike in automobile traffic and hence emissions, but nothing extraordinary. Some diesel school buses will also be used at these times.
- b. Are there any off-site sources of emissions or odor that may affect your proposal? If so, generally describe.  
Not to our knowledge.
- c. Proposed measures to reduce or control emissions or other impacts to the air, if any:  
None at this time.

## 3. WATER

### a. Surface

- (1) Is there any surface water body on or in the immediate vicinity of the site (including year-round and seasonal streams, saltwater, lakes, ponds, wetlands)? If yes, describe type and provide names. If

appropriate, state what stream or river it flows into.

There is a Type-C Stream and a Type-B Wetland on the site's south edge continuing on to neighboring properties and a Type-A Wetland in the northern part of the property. See the attached "Wetlands Delineation Report" for stream and wetland definitions used in the report.

- (2) Will the project require any work over, in, or adjacent to (within 200 feet) the described waters? If Yes, please describe and attach available plans.

The proposed school Use will not further impact such waters above and beyond what is currently allowed under issued permits.

- (3) Estimate the amount of fill and dredge material that would be placed in or removed from surface water or wetlands and indicate the area of the site that would be affected. Indicate the source of fill material.

The proposed school Use will not further impact such waters above and beyond what is currently allowed under issued permits. To summarize the work proposed by the approved office building, the south +/-210'-0" (+/-30,483 SF) of the site will be left undisturbed.

- (4) Will the proposal require surface water withdrawals or diversions? Give general description, purpose, and approximate quantities if known.

No more than the currently approved office building permit allows.

- (5) Does the proposal lie within a 100-year floodplain? If so, note location on the site plan.

Not to our knowledge.

- (6) Does the proposal involve any discharges of waste materials to surface waters? If so, describe the type of waste and anticipated volume of discharge.

No.

#### b. Ground

- (1) Will ground water be withdrawn, or will water be discharged to ground water? Give general description.

No more than the currently approved office building permit allows. We understand that the current permit routes on-site storm water to a on-site detention vault and then to an on-site bioswale.

- (2) Describe waste material that will be discharged into the ground from septic tanks or other sources, if any (for example: Domestic sewage; industrial, containing the following chemicals...; agricultural; etc.) Describe the general size of the system, the number of such systems, the number of houses to be served (if applicable), or the number of animals or humans the system(s) are expected to serve.

None.

c. Water Runoff (Including storm water)

- (1) Describe the source of runoff (including storm water) and method of collection and disposal, if any (include quantities, if known). Where will this water flow? Will this water flow into other waters? If so, describe.

No change to the currently approved office building. We understand that the current permit routes on-site storm water to a on-site detention vault and then to an on-site bioswale.

- (2) Could waste materials enter ground or surface waters? If so, generally describe.

Not to our knowledge.

- d. Proposed measures to reduce or control surface, ground, and runoff water impacts, if any:

The school proposal will have more permeable area than the currently approved office building since the the south parking area will become a permeable play field (either permeable artificial turf or grass). The same goes for a portion to the east of the bldg. The storm water system will not be made smaller, but will be sized to handle the greater impervious area in the event the building is ever reconverts to an office building.

4. Plants

- a. Check or circle types of vegetation found on the site:

deciduous tree: alder, maple, aspen, other

evergreen tree: fir, cedar, pine, other

shrubs

grass

pasture

crop or grain

wet soil plants: cattail, buttercup, bulrush, skunk cabbage, other

water plants: water lily, eelgrass, milfoil, other

other types of vegetation

- b. What kind and amount of vegetation will be removed or altered?

No additional removal of vegetation above and beyond what is proposed with the currently approved office building will occur to accommodate the proposed School Use.

- c. List threatened or endangered species known to be on or near the site.

None to our knowledge.

- d. Proposed landscaping, use of native plants, or other measures to preserve or enhance vegetation on the site, if any:

The currently approved office Use has an associated landscape plan. We will provide Code required landscaping for a School-Use.

## 5. ANIMALS

- a. Check or circle any birds and animals which have been observed on or near the site or are known to be on or near the site:
- Birds: hawk, heron, eagle, songbirds, other:
  - Mammals: deer, bear, elk, beaver, other:
  - Fish: bass, salmon, trout, herring, shellfish, other:
- b. List any threatened or endangered species known to be on or near the site.  
None are known.
- c. Is the site part of a migration route? If so, explain.  
Not to our knowledge.
- d. Proposed measures to preserve or enhance wildlife, if any:  
The south +/-210'-0" (30,483 SF) to remain an undisturbed natural area.

## 6. Energy and Natural Resources

- a. What kinds of energy (electric, natural gas, oil, wood stove, solar) will be used to meet the completed project's energy need? Describe whether it will be used for heating, manufacturing, etc.  
Major mech equip such as package air-handling units, kitchen equip., water heaters etc. will be gas fired. A 1,200 AMP electrical service will be provided for general power.
- b. Would your project affect the potential use of solar energy by adjacent properties? If so, generally describe.  
Per the enclosed "Wetland Delineation Report" a riparian corridor exists on the site to the west.
- c. What kinds of energy conservation features are included in the plans of the proposal? List other proposed measures to reduce or control energy impacts, if any:  
At a minimum energy codes will be met. HVAC programing for low-occupancy setbacks are likely, operable windows are being considered.

## 7. Environmental Health

- a. Are there any environmental health hazards, including exposure to toxic chemicals, risk of fire and explosion, spill, or hazardous waste, that could occur as a result of this proposal? If so, describe.  
There is an electrical substation that neighbors the property to the west. Prior to our client signing a lease, an EMF (electro-magnetic field study) was done by the Developer and the issue was deemed not dangerous. No other issues to our knowledge.
- (1) Describe special emergency services that might be required.  
Since a School-Use has more children on site than would the proposed office Use emergency responders such as the Fire Dept. may have some operational precautions to implement. We aren't sure if this impacts the City?
- (2) Proposed measures to reduce or control environmental health hazards, if any.  
The school will have their own safety and fire drills.

b. Noise

- (1) What types of noise exist in the area which may affect your project (for example, traffic, equipment, operation, other)?

A towing business operates out of a portion of the building to the east, though we don't anticipate significant noise from this operation.

- (2) What types and levels of noise would be created by or associated with the project on a short-term or long-term basis (for example, traffic, construction, operation, other)? Indicate what hours noise would come from the site.

Depending on the type of buses the school will use, these few diesel engines could be nominally louder than cars. Also the sound of children playing at recess during daytime hours.

- (3) Proposed measures to reduce or control noise impacts, if any:

The largest play area is located in the back of the school (south) furthest away from the residential neighborhood to the north. Also major play times will be during working hours when the majority of residents are not home.

8. Land and Shoreline Use

- a. What is the current use of the site and adjacent properties?

Site is currently zoned Light Indust w/ transition to single family to the north & multi-family to the east & south. A 45,000 SF office bldg. is approved & is under construction.

- b. Has the site been used for agriculture? If so, describe.

No.

- c. Describe any structures on the site.

Prior to the commencement of the approved office building there was one abandoned house and two out-buildings. The actual School proposal will start with the office building in place.

- d. Will any structures be demolished? If so, what?

Per Item-8c, the currently approved office building project demolished the abandoned house and the two out-buildings.

- e. What is the current zoning classification of the site?

Light Industrial (LI)

- f. What is the current comprehensive plan designation of the site?

Light Industrial (LI)

- g. If applicable, what is the current shoreline master program designation of the site?

n/a

- h. Has any part of the site been classified as an "environmentally sensitive" area? If so, specify.

Steep slopes on parts of the site & neighboring site. These have been addressed by the currently approved office building.

- i. Approximately how many people would reside or work in the completed project?

At maximum enrollment there will be +/-450 students and +/-38 staff members.

- j. Approximately how many people would the completed project displace?

None.

- k. Proposed measures to avoid or reduce displacement impacts, if any:

n/a

- i. Proposed measures to ensure the proposal is compatible with existing and projected land uses and plans, if any:

The ACU process is meant to determine this. Pre the Pre-Application Conference, traffic and on-site circulation has been deemed the biggest potential impact. Traffic studies have been prepared for this ACU application.

## 9. Housing

- a. Approximately how many units would be provided, if any? Indicate whether high, middle, or low-income housing.

None.

- b. Approximately how many units, if any, would be eliminated? Indicate whether high, middle, or low-income housing.

None.

- c. Proposed measures to reduce or control housing impacts, if any:

n/a

## 10. Aesthetics

- a. What is the tallest height of any proposed structure(s), not including antennas; what is the principal exterior building material(s) proposed?

At its tallest along the lowest grade, the currently approved office building is +/-63'-0" tall and will not change with School Use; concrete and metal siding are currently approved.

- b. What views in the immediate vicinity would be altered or obstructed?

The school will not alter any more views than the office.

- c. Proposed measures to reduce or control aesthetic impacts, if any:

The aesthetics of the exterior of the building will not change with the school use.

## 11. Light and Glare

- a. What type of light or glare will the proposal produce? What time of day would it mainly occur?

The School-Use will have no more impact than the approved Office-Use. There will be

slightly less site lighting with less parking. No "stadium" type lighting will be provided.

- b. Could light or glare from the finished project be a safety hazard or interfere with views?

Not likely and no different than with the current approved Office Building.

- c. What existing off-site sources of light or glare may affect your proposal?  
None to our knowledge.
- d. Proposed measures to reduce or control light or glare impacts, if any:  
None.

## 12. Recreation

- a. What designated and informal recreational opportunities are in the immediate vicinity?  
There is a public park (Sunset Mini-Park) up the hill to the east of the site.
- b. Would the proposed project displace any existing recreational uses? If so, describe.  
No. The school project is proposing (2) designated play areas within the property so the public park should see minimal impact.
- c. Proposed measures to reduce or control impacts on recreation, including recreation opportunities to be provided by the project or applicant, if any:  
See 12.b above.

## 13. Historic and Cultural Preservation

- a. Are there any places or objects listed on, or proposed for, national, state, or local preservation registers known to be on or next to the site? If so, generally describe.  
None known.
- b. Generally describe any landmarks or evidence of historic, archeological, scientific, or cultural importance known to be on or next to the site.  
None known.
- c. Proposed measures to reduce or control impacts, if any:  
n/a

## 14. Transportation

- a. Identify public streets and highways serving the site, and describe proposed access to the existing street system. Show on site plans, if any.  
The site is just north of I-90 via Richards Rd to SE 26th St. See Vicinity Map.
- b. Is site currently served by public transit? If not, what is the approximate distance to the nearest transit stop?  
There are several king county bus routes that run along Richards Rd. and Eastgate Way.
- c. How many parking spaces would be completed project have? How many would the project eliminate?  
+/-65 parking spaces will be provided for the school, 179 spaces were proposed for the office building resulting in 114 less spaces.
- d. Will the proposal require any new roads or streets, or improvements to existing roads or streets, not including driveways? If so, generally describe (indicate whether public or private).  
No.
- e. Will the project use (or occur in the immediate vicinity of) water, rail, or air transportation? If so, generally describe.  
No.

f. How many vehicular trips per day would be generated by the completed project? If known, indicate when peak volumes would occur.

See attached Traffic Report by Transpo.

g. Proposed measures to reduce or control transportation impacts, if any:

School start/finish times are staggered to reduce peak drop-off/pick-up traffic. Some students will take school buses. Separate stacking lanes have been added to manage on-site queuing. Drop-off/pick-up is divided between east & west school lots to reduce queues. Staff will be present at drop-off/pick-up points to manage flow.

**15. Public Services**

a. Would the project result in an increased need for the public services (for example: fire protection, police protection, health care, schools, other)? If so, generally describe.

We are not sure how the City manages this. City to inform us if Fire Dept. presence is needed more often for school fire drills or police to respond to school issues?

b. Proposed measures to reduce or control direct impacts on public services, if any.

School Staff will be well trained to manage fire and security issues.

**16. Utilities**

a. Circle utilities currently available at the site: electricity, natural gas, water, refuse service, telephone, sanitary sewer, septic system, other.

b. Describe the utilities that are proposed for the project, the utility providing the service, and the general construction activities on the site or in the immediate vicinity which might be needed.

All required utilities for this project will be provided by the Developer to approved office building. These services included sanitary sewer, water, gas, electricity, telephone/communications and cable TV.

**Signature**

The above answers are true and complete to the best of my knowledge. I understand that the lead agency is relying on them to make its decision.

Signature.....

Date Submitted.....



# LEGAL DESCRIPTION

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## PARCEL A:

THE EAST 115 FEET OF THE WEST 375 FEET OF THE NORTH 230 FEET OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER AND THE EAST 88.06 FEET OF THE WEST 463.06 FEET OF THE NORTH 254 FEET OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER ALL IN SECTION 10, TOWNSHIP 24 NORTH, RANGE 5 EAST, W.M. IN KING COUNTY, WASHINGTON; EXCEPT THAT PORTION THEREOF CONVEYED TO KING COUNTY FOR SOUTHWEST 26TH STREET BY DEED RECORDED UNDER KING COUNTY RECORDING NUMBER 1396718.

## PARCEL B:

THE WEST HALF OF THE SOUTH HALF OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 10, TOWNSHIP 24 NORTH, RANGE 5 EAST, W.M., IN KING COUNTY, WASHINGTON, EXCEPT THE WEST 375 FEET THEREOF; AND EXCEPT THE EAST 88.06 FEET OF THE WEST 453.06 FEET OF THE NORTH FEET THEREOF; AND EXCEPT THE EAST 144.31 FEET OF THE SOUTH 452.00 FEET OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 10, TOWNSHIP 24 NORTH, RANGE 5 EAST, W.M., IN KING COUNTY, WASHINGTON; ALSO, EXCEPT THAT EAST 23 FEET OF THE SOUTHWEST QUARTER OF NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 10; EXCEPT THE SOUTH 452.00 FEET THEREOF; AND EXCEPT THAT PORTION OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 10, LYING WESTERLY OF THE EAST 23 FEET THEREOF, NORTHERLY OF THE SOUTH 452 FEET THEREOF, AND SOUTHEASTERLY OF THE FOLLOWING DESCRIBED LINE;

BEGINNING AT A POINT ON THE WEST LINE OF THE EAST 23 FEET OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 10 DISTANT 528.42 FEET NORTH OF THE SOUTH LINE THEREOF; THENCE SOUTHWESTERLY TO THE NORTHWEST CORNER OF THE EAST 144.31 FEET OF THE SOUTH 438.42 FEET OF SAID SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER AND TERMINUS OF SAID LINE; AND EXCEPT THAT PORTION CONVEYED TO KING COUNTY FOR ROAD PURPOSES BY DEED PRERECORDED UNDER RECORDING NUMBER 1396718;

TOGETHER WITH AN EASEMENT FOR INGRESS, EGRESS, AND UTILITIES OVER FOLLOWING DESCRIBED PROPERTY:

THE EAST 23 FEET OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER SECTION 10, TOWNSHIP 24 NORTH, RANGE 10, TOWNSHIP 24 NORTH, RANGE 5 EAST, W.M., IN KING COUNTY, WASHINGTON. EXCEPT THE SOUTH 452.00 FEET THEREOF; AND EXCEPT THAT PORTION CONVEYED TO KING COUNTY FOR ROAD PURPOSES BY DEED RECORDED UNDER KING COUNTY RECORDING NUMBER 1396718;

THE WEST 13.80 FEET OF THE EAST 144.21 FEET OF THE SOUTH 452.00 FEET OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 10; AND A STRIP OF LAND 12.00 FEET IN WIDTH, THE NORTHWESTERLY LINE OF WHICH IS DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF THE EAST 23 FEET OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 10, DISTANT 528.42 FEET NORTH OF THE SOUTH LINE THEREOF;

THENCE SOUTHWESTERLY TO THE NORTHWEST CORNER OF THE EAST 144.31 FEET TO THE SOUTH 438.42 FEET OF SAID SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER AND THE TERMINUS OF SAID LINE;

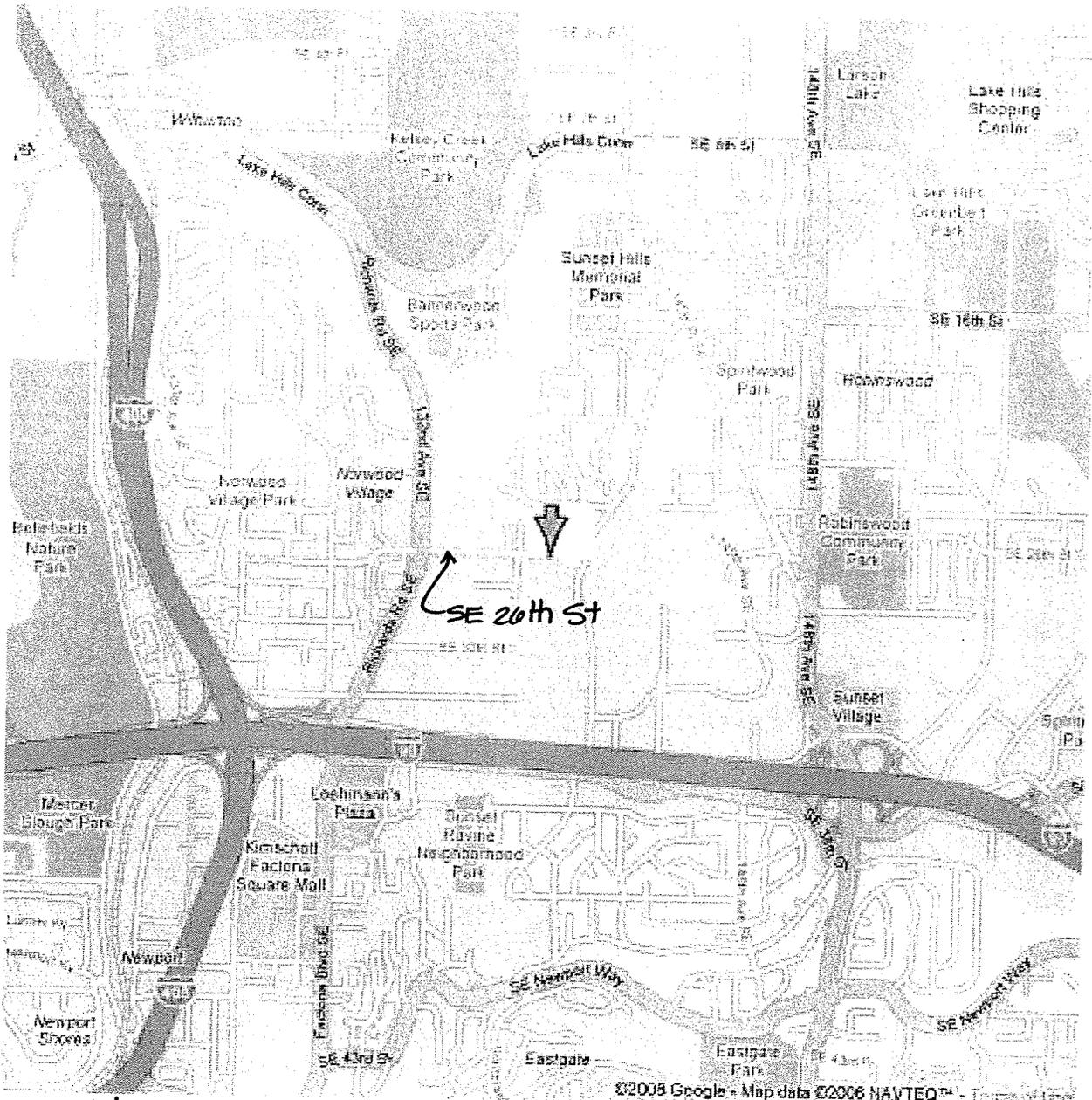
THE NORTH 254 FEET OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 10, TOWNSHIP 24 NORTH, RANGE 5 EAST, W.M., IN KING COUNTY, WASHINGTON, LYING EAST OF THE WEST MARGIN OF THE PUGET SOUND POWER AND LIGHT COMPANY BEVERLY RENTON TRANSMISSION LINE RIGHT-OF-WAY.

## TITLE REPORT REFERENCE:

THIS SURVEY WAS CONDUCTED ACCORDING TO THE ABOVE DESCRIPTION, FURNISHED BY PACIFIC NORTHWEST TITLE COMPANY, COMMITMENT NO.352899, DATED NOVEMBER 5, 1998. EASEMENTS SHOWN OR NOTED HEREON RELATE TO THIS COMMITMENT.

NOTE: EASEMENTS CREATED OR RESCINDED AFTER THIS DATE ARE NOT SHOWN OR NOTED HEREON.

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# Vicinity Map

Bright Horizons  
 Chestnut Hill Academy-II  
 13717 SE 26th St  
 Bellevue