



# The Weekly Permit Bulletin

August 10, 2006

Providing official notice of land use applications, meetings, decisions, recommendations, hearings, and appeals of land use decisions within the City of Bellevue

## GENERAL INFORMATION REGARDING USE OF OPTIONAL DNS PROCESS

When the SEPA field indicates a **Determination of Nonsignificance (DNS)** is expected, the optional DNS process is being used and a DNS is likely. This may be the only opportunity to comment on the environmental impacts of the proposal. The proposal may include mitigation measures under applicable codes and the project review process may incorporate or require mitigation measures regardless of whether an Environmental Impact Statement (EIS) is prepared. A copy of the subsequent Threshold Determination for the proposal may be obtained upon request. The Threshold Determination will also be noticed in a subsequent issue of this Weekly Permit Bulletin.

### New Projects

#### NOTICE OF APPLICATION

##### Lockwood Townhomes Tree Removal

**Location:** 231 98<sup>th</sup> Ave NE

**Neighborhood:** Northwest Bellevue

**File Number:** 06-120299-GH

**Description:** Application for Land Use approval to remove 3 douglas firs, 5 maples and additional smaller trees including aspen, hemlock and madrone within a critical slope. Proposal also includes pruning additional trees to provide clearance and light access to the building. Replanting shall be required as mitigation under this proposal.

**Approvals Required:** Land Use approval, Concurrency Determination and ancillary permits and approvals.

**SEPA:** Determination of Nonsignificance (DNS) is expected. Refer to page one General Information Regarding Use of Optional DNS Process.

**Minimum Comment Period Ends: August 24, 2006, 5 p.m.** Refer to page one for information on how to comment on a project.

**Date of Application:** July 21, 2006

**Completeness Date:** August 4, 2006

**Applicant Contact:** Keith Herrickson, 425-417-3595

**Planner:** Leah Hyatt, 425-452-6834

**Planner Email:** [lhyatt@bellevuewa.gov](mailto:lhyatt@bellevuewa.gov)

#### NOTICE OF APPLICATION

##### **ClearWire Bellevue High School**

**Location:** 10416 SE Wolverine Way

**Neighborhood:** West Bellevue

**File Number:** 06-105993-LA

**Description:** Application for Administrative Conditional Use approval to replace an existing 70' high PSE utility pole in the public right-of-way with a new 91' high pole for the purpose of installing wireless broadband internet antennae. Associated equipment will be located within an equipment cabinet within the right-of-way.

**Approvals Required:** Administrative Conditional Use approval, Concurrency Determination, Threshold Determination and ancillary permits and approvals.

**SEPA:** Determination of Nonsignificance (DNS) is expected. Refer to page one General Information Regarding Use of Optional DNS Process.

**Minimum Comment Period Ends: August 24, 2006, 5 p.m.** Refer to page one for information on how to comment on a project.

**Date of Application:** March 6, 2006

**Completeness Date:** August 9, 2006

**Applicant Contact:** Norris Bacho, ClearWire, 206-227-4443

**Planner:** Leah Hyatt, 425-452-6834

**Planner Email:** [lhyatt@bellevuewa.gov](mailto:lhyatt@bellevuewa.gov)

#### NOTICE OF APPLICATION

##### Buehrer Single Family Residence

**Location:** 525 W. Lake Sammamish Parkway SE

**Neighborhood:** Sammamish/East Lake Hills

**File Number:** 06-119901-BS

**Description:** Application for Land Use approval for earth movement associated with the construction of a new single family home, and associated sewer extension exceeding 500 cubic yards of earth movement.

**Approvals Required:** Land Use approval, Concurrency Determination and ancillary permits and approvals.

**SEPA:** Determination of Nonsignificance (DNS) is expected. Refer to page one General Information Regarding Use of Optional DNS Process.

**Minimum Comment Period Ends: August 24, 2006, 5 p.m.** Refer to page one for information on how to comment on a project.

**Date of Application:** July 13, 2006

**Completeness Date:** July 31, 2006

**Applicant Contact:** Paul Buehrer, 425-747-0798

**Planner:** Mary Jo McArdle, 425-452-4442

**Planner Email:** [mmcardle@bellevuewa.gov](mailto:mmcardle@bellevuewa.gov)

## NOTICE OF APPLICATION

### Bannon House

**Location:** 1663 Killarney Way

**Neighborhood:** West Bellevue

**File Number:** 06-119740-WG

**Description:** Application for a Shoreline Substantial Development permit and land use approval to redevelop an existing legally non-conforming single family residence and pool in the R-1.8 zoning district on a site that contains steep slopes, and is within the Shoreline Overlay District, into a spiritual center reflection pond and meditation garden. The proposal will reduce the amount of non-conformity and bring the structure into closer compliance with the current Land Use Code. The proposal includes demolition of the existing structure, regarding and additional parking. Associated demolition permit is 06-119746-BD.

**Approvals Required:** Shoreline Substantial Development permit, Land Use approval, Concurrency Determination and ancillary permits and approvals.

**SEPA:** Determination of Nonsignificance (DNS) is expected. Refer to page one General Information Regarding Use of Optional DNS Process. Threshold Determination Required.

**Minimum Comment Period:** August 24, 2006, 5 p.m.

Refer to page one for information on how to comment on a project.

**Date of Application:** July 11, 2006

**Completeness Date:** July 17, 2006

**Applicant Contact:** Cliff Hassert, Emick, Howard & Seibert, 206-223-4999

**Planner:** Leah Hyatt, 425-452-6834

**Planner Email:** [lhyatt@bellevuewa.gov](mailto:lhyatt@bellevuewa.gov)

### Decisions

## NOTICE OF DECISION

### Gardens Retreat

**Location:** 3444 140<sup>th</sup> Ave NE

**Neighborhood:** Bridle Trails

**File Number:** 06-116218-LH

**Description:** Land Use approval of a Home Occupation permit for a 2 room bed and breakfast.

**Decision:** Approval with conditions

**SEPA:** Exempt

**Concurrency Determination:** N/A

**Appeal Deadline Ends:** August 24, 2006, 5 p.m.

**Date of Application:** June 8, 2006

**Completeness Date:** June 22, 2006

**Notice of Application Date:** June 29, 2006

**Applicant Contact:** Angeles Elliott, 206-370-2484

**Planner:** Drew Folsom, 425-452-4441

**Planner Email:** [dfolsom@bellevuewa.gov](mailto:dfolsom@bellevuewa.gov)

## NOTICE OF DECISION

### Gibson Pier

**Location:** 66 Cascade Key

**Neighborhood:** Newport

**File Number:** 05-110479-WB

**Description:** Land Use approval for a Shoreline Substantial Development Permit to build a proposed 392 square foot fixed pile pier including boatlift with attached canopy in Lake Washington.

**Decision:** Approval with conditions

**SEPA:** Determination of Nonsignificance

**Concurrency Determination:** Meets requirements

**Appeal Deadline Ends:** August 31, 2006, 5 p.m.

**Date of Application:** April 8, 2005

**Completeness Date:** May 2, 2005

**Notice of Application Date:** May 5, 2005

**Applicant Contact:** Gregory Ashley, Ashley Shoreline Design and Permitting, 425-957-9381

**Planner:** Matthews Jackson 425-452-2729

**Planner Email:** [mjackson@bellevuewa.gov](mailto:mjackson@bellevuewa.gov)

## NOTICE OF DECISION

### Palmer Preliminary Short Plat

**Location:** 15306 SE 22<sup>nd</sup> St.

**Neighborhood:** West Lake Hills

**File Number:** 05-136347-LN

**Description:** Preliminary Short Plat approval to subdivide an approximately 14,406 sf lot into 2 single family lots.

**Decision:** Approval with conditions

**SEPA:** Exempt

**Concurrency Determination:** N/A

**Appeal Deadline Ends:** August 24, 2006, 5 p.m.

**Date of Application:** December 21, 2005

**Completeness Date:** January 17, 2006

**Notice of Application Date:** February 9, 2006

**Applicant Contact:** Doug Palmer, William & Lindsay Palmer Co., 425-643-3126

**Planner:** Carol Saari, 425-452-2731

**Planner Email:** [csaari@bellevuewa.gov](mailto:csaari@bellevuewa.gov)

## NOTICE OF DECISION

### Gayte Pier

**Location:** 17720 SE 40<sup>th</sup> Pl

**Neighborhood:** Sammamish/East Lake Hills

**File Number:** 06-113230-WB

**Description:** Shoreline Substantial Development approval to remove an existing 4 foot x 70 foot pier, a 15 foot x 17 foot wooden float, 4 existing pier pilings and 4 existing moorage pilings. Install 11 steel pilings and a 4 foot x 80 foot fully grated main pier walkway and a 6 foot x 20 foot ell with 2 feet of grating strip down the middle.

**Decision:** Approved with conditions

**SEPA:** Determination of Nonsignificance (DNS)

**Concurrency Determination:** N/A

**Appeal Deadline Ends: August 31, 2006, 5 p.m.** Refer to page one for information on how to appeal a permit decision.

**Date of Application:** May 18, 2006

**Completeness Date:** June 14, 2006

**Notice of Application Date:** June 15, 2006

**Applicant:** Chris Gayte

**Applicant Contact:** Phil Goldenman, Waterfront Construction Inc., 206-548-9800

**Planner:** David Pyle, 425-452-2973

**Planner Email:** [dpyle@bellevuewa.gov](mailto:dpyle@bellevuewa.gov)

## NOTICE OF DECISION

### [Music Instruction Home Occupation](#)

**Location:** 2307 140<sup>th</sup> Way SE

**Neighborhood:** West Lake Hills

**File Number:** 06-113232-LH

**Description:** Home Occupation approval to operate an in home music instruction business Monday through Friday.

**Decision:** Approval with conditions

**SEPA:** Exempt

**Concurrency Determination:** N/A

**Appeal Deadline Ends: August 24, 2006, 5 p.m.**

**Date of Application:** April 4, 2006

**Completeness Date:** May 22, 2006

**Notice of Application Date:** June 1, 2006

**Applicant Contact:** Fausta Chiu-Chong, 425-451-9275

**Planner:** Leah Hyatt, 425-452-6834

**Planner Email:** [lhyatt@bellevuewa.gov](mailto:lhyatt@bellevuewa.gov)

## NOTICE OF DECISION

### [City of Bellevue Operations and Maintenance](#)

**Location:** Various locations throughout the city

**Neighborhood:** Various locations throughout the city

**File Number:** 06-112645-LM

**Description:** Land Use approval for programmatic SEPA review of Operations and Maintenance (O&M) activities within the surface water drainage system including natural streams and wetlands. The purpose of O&M activities is to improve water quality and reducing impact from flooding. This SEPA review will address each standard activity and the BMP typically applied to protect water quality and critical areas functions.

**Decision:** Approval with conditions

**SEPA:** Determination of Nonsignificance (DNS)

**Concurrency Determination:** N/A

**Appeal Deadline Ends: August 24, 2006, 5 p.m.**

**Date of Application:** May 5, 2006

**Completeness Date:** May 11, 2006

**Notice of Application Date:** June 29, 2006

**Applicant Contact:** John O'Leary, City of Bellevue Utilities Department, 425-452-7947

**Planner:** Michael Paine, 425-452-2739

**Planner Email:** [mpaine@bellevuewa.gov](mailto:mpaine@bellevuewa.gov)