



The Weekly Permit Bulletin

July 25, 2013

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. The Threshold Determination will also be noticed in a subsequent issue of this Weekly Permit Bulletin. A copy of the subsequent Threshold Determination for the proposal may be obtained upon request.

Notice of Application

NOTICE OF APPLICATION

[24th Street Neighborhood Park](#)

Location: 2402 134th Avenue NE

Neighborhood: Bridle Trails

File Number: 13-112739-GD

Description: Application for a SEPA Threshold Determination to install a neighborhood park, which includes wetland buffer restoration, a play area, picnic area, parking lot, pathways, native plantings and a wild meadow.

Approvals Required: Land Use approval and ancillary permits and approvals.

SEPA: Determination of Non-Significance is expected. Refer to page one General Information Regarding Use of Optional DNS Process.

Minimum Comment Period Ends: August 8, 2013, 5 PM. Refer to page one for information on how to comment on a project.

Date of Application: April 16, 2013

Completeness Date: April 24, 2013

Applicant Contact: Scott Vander Hyden, City of Bellevue, Parks & Community Services, 425-452-4169

Planner: Laurie Tyler, 425-452-2728

Planner Email: tyler@bellevuewa.gov

NOTICE OF APPLICATION

[Barrier Porsche Dealership](#)

Location: 11830 NE 8th Street

Neighborhood: Wilburton

File Number: 13-119197-LM

Description: Application for Preliminary SEPA approval to demolish five existing buildings and construct a new auto sales (dealership) and service building.

SEPA: Determination of Non-Significance is expected. Refer to page one General Information Regarding Use of Optional DNS Process.

Minimum Comment Period Ends: August 8, 2013, 5 PM. Refer to page one for information on how to comment on a project.

Date of Application: June 27, 2013

Completeness Date: July 18, 2013

Applicant Contact: Lance Mueller, Lance Mueller & Associates, 206-323-2553 ext. 102

Planner: Sally Nichols, 425-452-2727

Planner Email: spnichols@bellevuewa.gov

NOTICE OF APPLICATION

[Lot 27 Rosemont Beach Setback Variance](#)

Location: 1600 W Lake Sammamish Parkway SE

Neighborhood: Northeast Bellevue

File Number: 13-119701-LS

Description: Application for a Land Use Code Variance approval to reduce the required 10 foot structure setback from an access easement to 7 feet 6 inches.

Approvals Required: Land Use Code Variance approval, Concurrency Review and ancillary permits and approvals

SEPA: Exempt

Minimum Comment Period Ends: August 8, 2013, 5 PM. Refer to page one for information on how to comment on a project.

Date of Application: July 8, 2013

Completeness Date: July 18, 2013

Applicant Contact: Elliott Severson, 425-286-1640

Planner: Leah Chulsky, 425-452-6834

Planner Email: lchulsky@bellevuewa.gov

NOTICE OF APPLICATION AND PUBLIC MEETING

[Bellevue Office Tower](#)

Location: 833 108th Avenue NE

Neighborhood: Northwest Bellevue

File Number: 13-119862-LD

Description: Application for Design Review Permit approval to demolish an existing building to construct a 19-story Office building with two levels of underground parking on 1.5 acres. A detached 6-story, above ground

parking garage will be constructed along with eight levels of underground parking.

Approvals Required: Design Review approval and ancillary permits and approvals

SEPA: Determination of Non-Significance is expected. Refer to page one General Information Regarding Use of Optional DNS Process.

Minimum Comment Period Ends: Thursday, August 8, 2013, 5 PM. Refer to page one for information on how to comment on a project.

Public Meeting: Wednesday, August 14, 2013, 6 PM; Bellevue City Hall; 450 110th Ave NE,

Conference Room: 1E-112

Date of Application: July 10, 2013

Completeness Date: July 16, 2013

Applicant: TC Northwest Development, Inc.

Applicant Contact: Craig Dobbs, Trammel Crow, 206-708-6128

Planner: Toni Pratt, 425-452-5374

Planner Email: tp Pratt@bellevuewa.gov

Notice of Decision

NOTICE OF DECISION

[Bellefield Office Park Vegetation Management Plan](#)

Location: 1715 11th Ave SE

Neighborhood: West Bellevue

File Number: 13-112477-LO

Description: Critical Areas Land Use Permit approval for vegetation management at the Bellefield Office Park. Portions of the proposed vegetation management activities are within wetlands, wetland buffers, areas of special flood hazard, stream buffers, and within the shoreline overlay district. The proposal is supported by a complete vegetation management plan with mitigation requirements. The vegetation management plan does not include activity at 1745 114th Ave SE which is an independently owned and managed property.

Decision: Approval with Conditions

SEPA: Determination of Non-Significance is issued. Refer to page one for how to appeal SEPA.

Appeal Period Ends: August 8, 2013, 5 PM. Refer to page one for information on how to comment on a project.

Date of Application: April 10, 2013

Completeness Date: April 26, 2013

Notice of Application Date: May 2, 2013

Applicant: Talon Portfolio Services

Applicant Contact: Kenny Booth, The Watershed Company, 425-822-5242

Planner: David Pyle, 425-452-2973

Planner Email: dpyle@bellevuewa.gov

NOTICE OF AVAILABILITY OF FINAL ENVIRONMENTAL IMPACT STATEMENT (FEIS)

[2013-2024 Transportation Facilities Plan](#)

Location: Citywide

File Number: 12-127104-LE

Description: This Final EIS is being issued by the City of Bellevue and analyzes impacts associated with the no action alternative and the proposed 12-year Transportation Facilities Plan (TFP). The TFP serves as the City's intermediate-range transportation facility planning document and includes a program of transportation improvements needed over the next 12 years to implement the City's transportation policies in the Comprehensive Plan. Improvements identified include roadway projects to support the long-range land use vision for the city and accommodate development activity anticipated in the 12-year plan period and projects to continue building out elements of the pedestrian and bicycle system networks. Capacity projects identified in the TFP provide the basis for the City's Transportation Impact Fee Program. No action to adopt the 2013-2024 Transportation Facility Plan may be taken by the City for seven (7) days after the Notice of Availability of the FEIS. The notice takes effect today, July 25, 2013. The prohibition on taking action expires on August 1, 2013.

Proponent: City of Bellevue Transportation Department

Scoping Notice: October 25, 2012

Scoping Comment Deadline: November 15, 2012

Draft EIS Available: April 11, 2013

Final EIS Available: July 25, 2013

Copies of the Draft and Final EIS will be available for review at the Service First Desk, Main Floor, Bellevue City Hall, 450 110th Ave NE, Bellevue, WA. The FEIS may be purchased for \$5.00 at the Service First Desk or viewed at no cost. The document is available on the City website at <http://www.bellevuewa.gov/transportation-facilities-plan.htm>.

Public Review: Opportunity for public comment on the proposed Transportation Facilities Plan is available at City Council meetings prior to the plan's final adoption.

Lead Agency Contact: Michael Paine, Environmental Planning Manager, PO Box 90012, Bellevue WA 98009-9012. Phone: 425-452-2739

Lead Agency Contact Email: mpaine@bellevuewa.gov

Responsible Official: Carol Helland, Environmental Coordinator