

Category: Single Family**LUA10-090 / OLYMPUS VILLA PRELIM PLAT** **Status: APPROVED****Submittal Date:** 12/22/2010 **Acceptance Date:** 01/07/2011 **Decision Date:** 04/22/2011**Associated Land Use Actions** , Environmental (SEPA) Review, Preliminary Plat**Address:**

Description: The applicant is requesting Preliminary Plat approval and Environmental (SEPA) Review for the subdivision of an existing 6.72 acre parcel into 11 lots for the future construction of single family residences. The project site is located within the Residential - 4 (R-4) dwelling units per acre zoning designation. The proposed lots would range in size from 5,563 square feet in area to 8,706 square feet. Access to the lots would be provided via extension of Pasco PI NE eventually connecting to Nile Ave NE. The applicant is proposing clustering for Lots 1-5 due to existing road alignments and critical areas on site whereby R-8 development standards can be applied. The site contains a Category 2 and 3 wetland. The applicant is proposing to fill the smaller Category 3 wetland. Mitigation is proposed in the form of the creation of new wetland adjacent to the larger Category 2 wetland in addition to buffer enhancement.

Applicant: BILL FINKBEINER
12011 BEL-RED ROAD, STE 206
BELLEVUE, WA
425-454-7777

Tax ID

1123059065

Owner: ANDERSON ROBERT
PO BOX 353
MAPLE VALLEY WA

Planner: Rocale Timmons

Reviewer: Arnetta Henninger

Reviewer: Pace Engineers, INC.

LUA10-088 / SHERPA ADU **Status: APPROVED****Submittal Date:** 12/17/2010 **Acceptance Date:** 01/05/2011 **Decision Date:** 03/28/2011**Associated Land Use Actions** , Administrative Conditional Use, Administrative Variance**Address:**

2105 DAYTON AVE NE

Description: The applicant submitted an application for a Conditional Use Permit and Variance for the conversion of an existing structure into an Accessory Dwelling Unit (ADU). The subject property is located at 2105 Dayton Ave NE. The project site totals 0.795 acres in area and is zoned Residential-8 dwelling units per net acre (R-8). The subject site contains an existing 1,380 square foot single family residence (to remain) and a 960 square foot detached garage/recreation room. A Conditional Use Permit is required for the conversion of the detached garage/recreation room into an ADU. A variance is requested in order to exceed the 800 foot threshold for accessory dwelling units. Access would be provided via a separate curb cut from Dayton Ave NE. There are no critical areas on site.

3/9/11 Request for reconsideration received from the applicant Pasang Sherpa.

Category: Single Family**LUA10-088 / SHERPA ADU****Status: APPROVED**

3/28/11 - The request for reconsideration is denied and original decision is upheld. Letter mailed to applicant and parties of record. New decision date is 3/28/11 and appeal period ends 4/11/11.

4/11/11 - Received appeal from applicant: Pasang Sherpa.

5/31/11 - Hearing Examiner denies appeal, sustains Administrative Decision to deny the variance.

Applicant: PASANG SHERPA AND HANNAH CHI
2105 DAYTON AVE NE
RENTON, WA
425-269-9155

Tax ID

2253200095

Owner: CHI HANNAH+SHERPA PASANG
2105 DAYTON AVE NE
RENTON WA

Planner: Rocale Timmons

LUA10-082 / GRIFFIN HOME SPORTS COURT**Status: DENIED****Submittal Date:** 11/30/2010**Acceptance Date:** 12/15/2010**Decision Date:** 03/31/2011**Associated Land Use Actions** Administrative Variance,**Address:**

2500 LAKE WASHINGTON BLVD N

Description: The applicant is requesting approval of an Administrative Variance from the provisions of the Renton Municipal Code regulating the size of a detached accessory structure (RMC 4-2-110B) in the Residential - 4 dwelling units per acre (R-4) zone. The applicant is proposing to replace an existing uncovered 7,200 square foot concrete slab sports court with a new concrete slab sports court covered with a 7,200 s.f. metal roofed structure. The variance would be to allow a 7,200 square foot accessory structure where a maximum 1,000 square foot accessory structure is permitted.

4/12/11 - Received appeal from Dr. Peter van Breda.

5/31/11 - Hearing Examiner reversed the Administrative Decision. Thereby, the variance has been denied.

Applicant: JAFF ASO
KSI ARCHITECTURE & PLANNING
5818 114TH AVENUE NE
KIRKLAND WA
206.218.2434
ajaff@ksiarchitects.com

Tax ID

2296500170

Category: Single Family

LUA10-082 / GRIFFIN HOME SPORTS COURT Status: DENIED

Contact: JAFF ASO
KSI ARCHITECTURE & PLANNING
5818 114TH AVENUE NE
KIRKLAND WA
206.218.2434
ajaff@ksiarchitects.com

Owner: FRIENDS OF YOUTH
16225 NE 87TH A6
REDMOND WA
GRIFFIN HOME

Planner: Gerald Wasser

Reviewer: Kayren Kittrick

LUA10-079 / BARBEE MILL LOTS 49-52 LLA Status: RECORDED

Submittal Date: 11/15/2010 **Acceptance Date:** 11/24/2010 **Decision Date:** 12/16/2010

Associated Land Use Actions Lot Line Adjustment

Address:
4112 WILLIAMS AVE N
4106 WILLIAMS AVE N
4118 WILLIAMS AVE N
4122 WILLIAMS AVE N

Description: The applicant is requesting a lot line adjustment for 4-lots in the Commercial Office Residential (COR) zone in order to facilitate the future development of attached townhomes. These lots are in the Conner Homes at Barbee Mill development. The lots include Lots 49, 50, 51, and 52. Currently, Lot 49 is 2,932 sf, Lot 50 is 3,117 sf, Lot 51 is 3,174 sf, and Lot 52 is 3,496 sf. The requested lot line adjustment would result in Lot 49 having 4,011sf, Lot 50 having 2,685 sf, Lot 51 having 2,610 sf, and Lot 52 having 3,413 sf.

Applicant: CONNER HIOMES AT BARBEE MILL
846 108TH AVENUE NE
BELLEVUE WA
206.909.8187

Tax ID
0518500500
0518500490
0518500510
0518500520

Contact: SHERMAN TODD
CONNER HOMES AT BARBEE MILL
846 108TH AVENUE NE
BELLEVUE WA
206.909.8187

Owner: BARBEE FOREST PRODUCTS INC
BOX 359
RENTON WA
KC Assessor Account NOT FOUND

Planner: Gerald Wasser

Category: Single Family**LUA10-076 / STILLMAKER ADDITIONS****Status: APPROVED****Submittal Date:** 10/29/2010**Decision Date:** 12/20/2010**Associated Land Use Actions** Shoreline Exemption**Address:**

13401 SE 151ST ST

Description: The applicant is requesting a Shoreline Exemption Certificate for the construction of two living space additions to a single family residence located along the Cedar River. One addition would involve enclosing an existing 408 square foot carport and the other addition would involve enclosing a 216 square foot deck for a total living space addition of 624 square feet (Attachment 2). The Cedar River is identified as a Shoreline of the State in the City of Renton Shoreline Master Program (RMC 4-3-090).

Applicant:

TENENBOM BUZZ
CTA DESIGN BUILDERS
1101 N NORTHLAKE WAY
SEATTLE WA
206.286.1692
buzz@ctabuilds.com

Tax ID

2223059089

Contact:

TENEBOM BUZZ
CTA DESIGN BUILDERS
1101 N NORTHLAKE WAY
SEATTLE WA
206.286.1692
buzz@ctabuilds.com

Owner:

STILLMAKER LINDA A
13401 SE 151ST ST
RENTON WA

Planner:

Gerald Wasser

LUA10-075 / Gurudwara Singh Special Fence**Status: APPROVED****Submittal Date:** 10/29/2010**Decision Date:** 01/28/2011**Associated Land Use Actions** Special Fence Permit**Address:**

5200 TALBOT RD S

Description: SPECIAL FENCE PERMIT TO ALLOW A 6-FOOT TALL CONCRETE FENCE AND IRON GATE WITHIN THE FRONT YARD SETBACK OF THE TEMPLE.

Applicant:

GURU NANAK SIKH SOCIETY
5200 TALBOT RD S
RENTON WA

Tax ID

3123059073

Category: Single Family

LUA10-075 / Gurudwara Singh Special Fence Status: APPROVED

Contact: MACVEIGH BRUCE
14245 59TH AVE S
TUKWILA, WA
206-242-7665
Owner: GURU NANAK SIKH SOCIETY
5200 TALBOT RD S
RENTON WA
Planner: Gerald Wasser

LUA10-072 / WILLIAMS SIDE YARD VARIANCE Status: APPROVED

Submittal Date: 10/01/2010 **Acceptance Date:** 10/12/2010 **Decision Date:** 11/22/2010
Associated Land Use Actions , Administrative Variance

Address: 766 FIELD AVE NE

Description: The applicant is requesting an administrative setback variance for the construction of a 1,280 square foot addition to an existing single-family residence. The administrative variance is needed in order to construct the addition 6 feet and 4 inches, at the closest point, from an existing access easement. The proposed structure would encroach into the required 15-foot side yard along-a-street setback. The subject site is located at 766 Field Ave NE within the Residential 8 (R-8) zoning designation.

Applicant: WILLIAMS CECIL
766 FIELD AVE NE
RENTON WA
206.963.7176
cecilwi@aol.com

Tax ID
1023059209

Owner: WILLIAMS CECIL
766 FIELD AVE NE
RENTON WA

Planner: Rocale Timmons

LUA10-070 / SHAMROCK GLEN FINAL PLAT Status: RECORDED

Submittal Date: 09/29/2010 **Acceptance Date:** 10/04/2010
Associated Land Use Actions Final Plat

Address: 5601 NE 5TH PL

Description: Martin Plat, now called Shamrock Glen, is a Final Plat for a 13 lot single family residential

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LUA10-070 / SHAMROCK GLEN FINAL PLAT Status: RECORDED

development. The plat includes Tract A for open space/recreation; Tract B for detention (which will be owned and maintained by the HOA), Tract C also open space and Tract D. The plat includes the installation of sanitary sewer, curb, gutter, sidewalks and street paving. Also included is Water District 90 watermains.

Applicant: CAMWEST DEVELOPMENT INC
9720 NE 120TH PL #100
KIRKLAND WA
425-825-1955

Tax ID
1023059383

Owner: CAMWEST DEVELOPMENT INC
9720 NE 120TH PL #100
KIRKLAND WA

Planner: Arnet Henninger

Reviewer: Rocale Timmons

LUA10-067 / DANA FLOATING DOCK Status: APPROVED

Submittal Date: 09/08/2010

Decision Date: 09/20/2010

Associated Land Use Actions Shoreline Exemption

Address:

5219 RIPLEY LN N
5221 RIPLEY LN N

Description: The applicant is requesting a Shoreline Exemption for the relocation of an existing 1,500 square foot single-family floating dock. The current dock is located in association with the upland single-family residential property at 5219 Ripley Lane North within the R-8 zone. The applicant proposes to move the floating dock 18-feet to the north where it would straddle the side property line between 5219 and 5221 Ripley Avenue North. The relocated floating dock would then become a joint use dock precluding the construction of any future development of individual single-family docks on either property. Three freestanding boatlifts and one jet ski lift exist in association with the floating dock in its current location. As part of the proposed project one freestanding boatlift would be removed and the two remaining boatlifts and one jet ski lift would be moved to the new floating dock location. The six existing 12-inch diameter creosote-treated wood piles would be removed and six 10-inch diameter steel piles will be installed to secure the relocated dock. all work would take place during the Washington State Department of Fish and Wildlife construction window for this portion of Lake Washington, July 16 through December 31.

Contact: DOUGLAS DAVID
INTEGRITY SHORELINE PERMITTING
818 MILL AVENUE
SNOHOMISH WA
425.343.2342
integritypermitting@hotmail.com

Tax ID
3343302831
3343302830

Category: Single Family

LUA10-067 / DANA FLOATING DOCK **Status: APPROVED**

Owner: DANA DONALD C
5219 RIPLEY LN N
RENTON WA
Planner: Gerald Wasser
Reviewer: Kayren Kittrick

LUA10-066 / BINDER/SIBLEY SHORT PLAT **Status: APPROVED**

Submittal Date: 09/08/2010 **Acceptance Date:** 09/16/2010 **Decision Date:** 10/13/2010

Associated Land Use Actions , Environmental (SEPA) Review, Administrative Short Plat

Address: 980 HOQUIAM AVE NE

Description: The applicant is requesting Administrative Short Plat approval and Environmental Review for an existing 89,225 square foot parcel into 2 lots and two tracts. Tract A, which contains additional shadow lots, would be set aside for future development in order to satisfy the minimum density requirements. The proposal for five total lots, including the three shadow lots located within the Tract A, would arrive at a density of 4.05 dwelling units per net acre (du/ac). There is an existing house located on proposed Lot 1 which is proposed to remain. The project site is located within the Residential - 8 (R-8) dwelling units per acre zoning designation. The proposed lots would range in size from 6,935 square feet in area to 13,739 square feet. Proposed Lot 1 would continue to gain access via an existing driveway along NE 10th St. Access to proposed Lot 2 would be provided via a new 30-foot wide private access easement extended from NE 10th St. A 41,094 square foot, Category 3, wetland is present in the southwest portion of the site and is proposed to be placed with Tract B along with its buffer.

Applicant: SIBLEY CHRIS
980 HOQUIAM AVE NE
RENTON, WA
425-228-6999

Tax ID
1023059060

Contact: KRUEGER CRAIG
DBA COMMUNITY LAND PLANNING
733 7TH AVE #100
KIRKLAND, WA
425-285-2393
ckrueger@live.com

Owner: BINDER PATRICIA M
980 HOQUIM AVE NE
RENTON WA

Planner: Rocale Timmons

Reviewer: Arneta Henninger

Category: Single Family**LUA10-064 / WEST PACIFIC SHORT PLAT****Status: RECORDED****Submittal Date:** 09/03/2010**Acceptance Date:** 09/14/2010**Decision Date:** 10/13/2010**Associated Land Use Actions**

, Environmental (SEPA) Review, Administrative Short Plat

Address:

16466 109TH AVE SE

Description:

The applicant is requesting Environmental (SEPA) Review and approval of an Administrative Short Plat for a 2-lot subdivision of a 22,500 square foot parcel in the Residential - 8 dwelling units per acre (R-8) zone. Proposed Lot 1 would be 5,100 square feet and has an existing residence (to remain). Proposed Lot 2 would be 17,400 square feet and contains a 6,238 square foot Category 2 wetland. The applicant is proposing buffer averaging of the required 50-foot wetland buffer to provide for a desired building envelope on proposed Lot 2. The site generally slopes downward from west to east. Project grading is estimated to be approximately 150 cubic yards. Access to both proposed lots would be via a 20-foot private access easement from 109th Avenue SE.

12/29/2011 - Short Plat recording materials submitted.

Applicant:

WEST PACIFIC INTERNATIONAL LLC
4957 LAKEMONT BLVD SE C4-323
BELLEVUE WA
425.442.9628

Tax ID

0088000495

Contact:

REDDING TOM
ENCOMPASS ENGINEERING & SURVEYING
165 JUNIPER ST SUITE 201
ISSAQUAH WA
425.392.0250

Owner:

WEST PACIFIC INTERNATIONAL
4957 LAKEMONT BLVD SE #C4323
BELLEVUE WA

Planner:

Gerald Wasser

Reviewer:

Jan Illian

LUA10-063 / FIX LLA**Status: RECORDED****Submittal Date:** 09/01/2010**Acceptance Date:** 09/15/2010**Decision Date:** 01/14/2011**Associated Land Use Actions** Lot Line Adjustment**Address:**

3007 MOUNTAIN VIEW AVE N

Description:

The applicant has requested a Lot Line Adjustment (LLA) to adjust the property line dividing two lots located at 3007 Mountain View Avenue North, in the Residential 8 (R-8) dwelling units per acre zone. The LLA would change Lot 1 from 9,569 square feet to 5,557 square feet and lot 2 from 8,947 square feet to 12,969 square feet. There is currently one existing single family residence located across the property line of the two existing lots. The result of the lot line adjustment would allow the existing single family residence to be located on the

Category: Single Family**LUA10-063 / FIX LLA****Status: RECORDED**

new Lot 2 and the new Lot 1 would be vacant. The subject site is located along the shore of Lake Washington, a Class One Water.

Applicant: FIX M MONICA
3007 MOUNTAIN VIEW AVE N
RENTON, WA
296.321.6154

Tax ID

3342103930

Contact: WILSON TERRY
CRAMER NW
PO BOX 158
KENT WA
253.852.4880
terry@cramernw.com

Owner: FIX M MONICA
3007 MOUNTAIN VIEW AVE N
RENTON WA

Planner: Vanessa Dolbee

LUA10-053 / MATTHEW TEMP USE PERMIT**Status: APPROVED****Submittal Date:** 08/04/2010**Acceptance Date:** 08/20/2010**Decision Date:** 09/16/2010**Associated Land Use Actions** Tier 2 Temp Use Permit**Address:**

223 GARDEN AVE N

Description: Applicant requests a Temporary Use Permit in order to retain an existing manufactured home for a period of up to one year on an existing residential lot located at 223 Garden Avenue North. The manufactured home is approximately 800 square feet in size and is located at the rear of the 13,550 s.f. property.

Applicant: MATTHEW, CATHY & JIM
2138 WHITMAN AVE NE
RENTON WA
425.226.1114

Tax ID

7564600250

Owner: MATTHEW JAMES F+CATHY L
223 GARDEN AVE N
RENTON WA

Planner: Jennifer Henning

Reviewer: Kayren Kittrick

LUA10-050 / BARBEE MILL WATERCRAFT LIFTS**Status: APPROVED**

Category: Single Family**LUA10-050 / BARBEE MILL WATERCRAFT LIFTS Status: APPROVED****Submittal Date:** 07/28/2010**Acceptance Date:** 08/06/2010**Decision Date:** 10/26/2010**Associated Land Use Actions** Environmental (SEPA) Review, Shoreline Management, Conditional Shoreline Mgmt**Address:**

3905 LAKE WASHINGTON BLVD N

Description:

The applicant requests SEPA Review and approval of a Shoreline Substantial Development Permit and a Shoreline Conditional Use Permit for the installation of two 10-foot by 14-foot freestanding boatlifts, one 10-foot by 20-foot freestanding boatlift lift with a fully grated platform, and one dock-mounted jet ski lift in association with an existing joint use dock which serves three lots in the Residential - 8 dwelling units per acre (R-8) zone.. Each of the freestanding watercraft lifts would rest directly on the lake bottom on four 12-inch by 12-inch footpads. The existing fully-grated dock is 4-feet, 4 1/2-inches to 7-feet, 10 3/4-inches in width and 118-feet, 6-inches in length with two 27-foot fully-grated finger docks. The proposed project also encompasses the removal of six 12-inch diameter creosote-treated wood piles and replacing them with two vibratory pile-driven 12-inch diameter steel piles. All work would take place within the Washington Department of Fish and Wildlife fish window for this section of Lake Washington, July 16 through December 31.

Applicant:

CUGINI ROBERT BARBEE MILL
3905 LAKE WASHINGTON BOULEVARD NORTH
RENTON WA
425.226.3900

Tax ID

3342700011

Contact:

FOLTZ AL
WATERFROMNT CONSTRUCTION INC
205 NE NORTHLAKE WAY SUITE 230
SEATTLE WA
206.548.1022

Owner:

BARBEE FOREST PRODUCTS INC
PO BOX 359
RENTON WA

Planner:

Gerald Wasser

LUA10-044 / SCHEUFFELE SPECIAL FENCE PERMIT Status: DENIED**Submittal Date:** 06/30/2010**Decision Date:** 07/22/2010**Associated Land Use Actions** Special Fence Permit**Address:**

13213 SE 148TH ST

Description: REQUEST FOR A 6-FOOT WOOD FENCE WITH LATTICE TOP IN THE FRONT YARD AREA

Category: Single Family

LUA10-044 / SCHEUFFELE SPECIAL FENCE PERMI **Status: DENIED**

Owner: SCHEUFFELE KIMBERLEY
13213 SE 148TH ST
RENTON, WA
425-445-5464

Tax ID
2223059048

Planner: Gerald Wasser

Planner: Jerry Wasser

Reviewer: Kayren Kittrick

LUA10-038 / GUSTINE SHORT PLAT **Status: RECORDED**

Submittal Date: 06/21/2010 **Acceptance Date:** 07/01/2010 **Decision Date:** 07/21/2010

Associated Land Use Actions Environmental (SEPA) Review, Short Plat

Address:
3411 LAKE WASHINGTON BLVD N
3405 LAKE WASHINGTON BLVD N
3401 LAKE WASHINGTON BLVD N

Description: The applicant is proposing to subdivide an existing parcel into 3 lots which contains 3 existing single family residences all proposed to be retained, resulting in a density of 6.84 du/ac. The proposed lots would range in size from 8,517 square feet up to 20,935 square feet. The 39,718 square foot project site is located within the Residential - 8 (R-8) dwelling units per acre zoning designation. The property is situated between Lake Washington Blvd and Lake Washington with the Ordinary High Water Mark (OHWM) encroaching onto the property. Access for the proposed lots would be provided via an existing driveway extended from Lake Washington Blvd which is proposed to be placed in a 20-foot wide access easement. No improvements are necessary for the proposed short plat.

Applicant: BRENNAN FAMILY
3401 LAKE WASHINGTON BLVD N
RENTON, WA
206-714-3133

Tax ID
3124059074
3124059075
3124059076

Contact: BRENNAN JAMES
18225 SE 244TH PLACE
COVINGTON WA 98042
206.714-3133
jbren54676@comcast.net

Owner: BRENNAN FAMILY
3401 LAKE WASHINGTON BLVD N
RENTON, WA
206-714-3133

Owner: BRENNAN GERALD F
3405 LAKE WASH BLVD N
RENTON WA

Category: Single Family

LUA10-038 / GUSTINE SHORT PLAT **Status: RECORDED**

Owner: BRENNAN JAMES P
23811 132ND AVE SE #01
KENT WA
Planner: Rocale Timmons
Reviewer: Jan Illian

LUA10-036 / HUE ACCESSORY DWELLING **Status: APPROVED**

Submittal Date: 05/20/2010 **Acceptance Date:** 05/28/2010 **Decision Date:** 10/25/2010

Associated Land Use Actions , Administrative Conditional Use

Address:
11410 SE PETROVITSKY RD

Description: The applicant is requesting approval of an Administrative Conditional Use Permit for an Accessory Dwelling Unit in association with a single-family residence on a 38,138 square foot lot in the Residential - 14 dwelling units per acre zone. The proposed ADU is a converted garage structure. The ADU would have a floor area of 800 square feet and would have an attached 208 square foot covered patio. The site slopes gently downward from north to south. The proposed project is Categorically Exempt in SEPA regulations. Access to the proposed project would be from an existing driveway on SE Petrovisky Road.

Applicant: HUYNH HUE T
11410 SE 176TH STREET
RENTON WA
206.779.8457

Tax ID 2923059025

Contact: PHAN HAN
PGB LLC
5730 S 166TH LANE
SEATAC WA
206.229.6422
han@theconceptgrp.com

Owner: EMB REAL ESTATE L L C
6920 ROOSEVELT WAY NE #401
SEATTLE WA

Planner: Gerald Wasser
Reviewer: Kayren Kittrick

LUA10-035 / ZANATTA SPECIAL FENCE PERMIT **Status: APPROVED**

Submittal Date: 05/12/2010 **Acceptance Date:** 05/13/2010 **Decision Date:** 06/30/2010

Category: Single Family

LUA10-035 / ZANATTA SPECIAL FENCE PERMIT **Status: APPROVED**

Associated Land Use Actions Special Fence Permit, Modification

Address:

1020 SUNSET BLVD NE

Description: SPECIAL FENCE PERMIT FOR 6 FOOTHIGH FENCE IN THE FRONT YARD FOR THE ZANATTA TOWNHOMES.

SITE PLAN MODIFICATION

6/30/10 - Request for removal of dumpster and adding two parking stalls where the dumpster used to be is approved. The request to convert a landscaped area to five additional parking stalls is denied.

Applicant: LUBY BAY BOYS
900 N 27TH PL
RENTON, WA
253-405-3475

Tax ID
0823059097
0823059059

Contact: LUBY BAY BOYS LLC
1020 SUNSET BLVD NE
RENTON, WA
253-405-3475

Owner: LUBY BAY BOYS LLC
900 N 27TH PL
RENTON WA

Planner: Jennifer Henning

Reviewer: Kayren Kittrick

LUA10-026 / CAIRNES SHORT PLAT **Status: RECORDED**

Submittal Date: 04/05/2010 **Acceptance Date:** 05/21/2010 **Decision Date:** 06/25/2010

Associated Land Use Actions , Environmental (SEPA) Review, Administrative Short Plat

Address: NE 5TH PLACE & JERICO AVENUE NE

Description: The applicant is requesting Environmental (SEPA) Review and approval of an Administrative Short Plat on a 129,010 square foot (2.96 acres) property in the Residential - 4 dwelling units per acre (R-4) zone. The proposed short plat would be for the subdivision of 7 single-family lots and one tract which contains a Category 3 wetland. The lots would range from 5,776 square feet to 8,200 square feet and the tract would be 76,659 square feet. Approximately 1,500 cubic yards of fill material would be brought to the proposed site. Access would be from NE Jericho Avenue NE and an internal road.

6/24/10 - Received Reconsideration from applicant
7/8/10 - Planning Director revised condition #2 to allow for a larger house footprint and retain some of the existing fir trees on proposed lot 1 as well as provide additional replacement fir trees to be located in that portion of Tract A immediately north of proposed

Category: Single Family

LUA10-026 / CAIRNES SHORT PLAT

Status: RECORDED

lot 1. Appeal period ends: 7/22/10.

Applicant: CAIRNES ANDY
CAIRNES CONSTRUCTION LLC
14845 SE 26TH STREET
KENT WA
206.200.6370

Tax ID
1023059069

Contact: OFFE DARRELL
OFFE ENGINEERS
13932 SE 159TH PLACE
RENTON WA
425.260.3412

Owner: CAIRNES CONSTRUCTION LLC
14845 SE 264TH ST
KENT WA

Planner: Gerald Wasser

Reviewer: Arnetta Henninger

LUA10-007 / DELL SHORT PLAT

Status: APPROVED

Submittal Date: 02/03/2010

Acceptance Date: 02/10/2010

Decision Date: 03/29/2010

Associated Land Use Actions Administrative Short Plat

Address: 16018 114TH AVE SE

Description: The applicant is requesting approval of an Administrative Short Plat for the subdivision of a 22,200 square foot parcel into three lots for the eventual development of two additional single-family residences. The proposed project is located in the Residential - 8 dwelling units per acre (R-8) Zone and would have a net density of 7.0 dwelling units per acre. Proposed Lot 1 would be 8,191 square feet, proposed Lot 2 would be 6,673 square feet and proposed Lot 3 would be 7,150 square feet in size. The existing single-family residence on proposed Lot 1 would remain. Access to all three lots would be from 114th Avenue SE with proposed Lots 1 and 2 taking access via a private access easement. The project is Categorically Exempt from SEPA regulations.

Applicant: DELL RYAN
16018 114TH AVENUE SE
RENTON WA
206.595.1352
ryandell07@yahoo.com

Tax ID
0088000060

Contact: DELL RYAN
10618 114TH AVE SE
RENTON WA 98055
206.595.1352
ryandell07@yahoo.com

Category: Single Family

LUA10-007 / DELL SHORT PLAT

Status: APPROVED

Owner: WILSON RICHARD D
16018 114TH AVE SE
RENTON WA

Planner: Gerald Wasser

Reviewer: Kayren Kittrick