



# Weekly Permit Bulletin

January 2, 2020

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

## How to use this Bulletin

### To learn more about a project:

- Call the planner assigned to the project to make arrangements to review the project files.
- Visit City Hall Public Records between 8 a.m. and 4 p.m. Monday through Friday and review the project files.
- Click the name of the project to view digital plans.

### To comment on a project:

- Send your comments in writing to the Development Services Department, and be sure to include your name and address.
- Comments will be accepted until the time a staff report is prepared for the decision or recommendation, with a minimum comment period of at least 14 days (30 days for shoreline projects).
- If you submit a written comment, we will send you a copy of the notice of decision or recommendation.

### To appeal a permit decision:

- You must have filed a written comment expressing your concerns before the decision was made.
- Any appeal of a DSD decision to the Hearing Examiner must be received by the City Clerk's Office no later than 5 p.m. on the appeal deadline indicated on the notice. The appeal must include a written statement in the form described in LUC 20.35.250.A.2 together with an appeal notification form. [Link to Form](#)
- An appeal of a shoreline decision is made to the State Shoreline Hearing Board, must be in writing, and must be filed within 21 days of the date the DSD decision is received by the State Department of Ecology (DOE). The DSD decision will be sent to DOE by the close of business on the date of this notice. For additional information regarding shoreline appeals, please call the Shore Hearings Board at 360-459-6327.

### To receive the bulletin by email:

Access our city website at [www.bellevuewa.gov](http://www.bellevuewa.gov) and click on Permits/Zoning and Land Use/ Public Notices and Participation /Subscribe. From there you may register to receive the bulletin weekly. You will continue to receive the bulletin until you unsubscribe from this service.

## How to Reach Us:

The Development Services Center is located on the lobby floor of Bellevue City Hall at 450 110<sup>th</sup> Ave NE

P.O. Box 90012  
Bellevue, WA 98009-9012  
425-452-6800



## 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

[Nordwell Studio – Home Occupation](#)

**Location:** 4421 145<sup>th</sup> AVE SE

**Neighborhood:** Factoria

**File Number:** 19-130436-LH

**Description:** Application for Land Use approval of a Home Occupation permit to perform private piano lessons out of a single-family residence. No exterior or interior alterations of the home are proposed.

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

**SEPA:** Exempt

**Minimum Comment Period Ends:** January 16, 2020, 5 PM. Refer to page one for information on how to comment on a project.

**Date of Application:** November 25, 2019

**Completeness Date:** December 16, 2019

**Applicant:** Hilary Nordwell

[Hilary.nordwell@gmail.com](mailto:Hilary.nordwell@gmail.com)

**Planner:** Myles Long, 425-452-2044

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

### Notice of Decision

#### NOTICE OF DECISION

[Bellevue Plaza Phase 1](#)

**Location:** 117 106<sup>th</sup> Avenue NE

**Subarea:** Downtown Bellevue

**File Number:** 18-128612-LD and 18-128613-LP

**Description:** Master Development Plan approval to demolish existing buildings and construct three 17-story office buildings of approximately 880,000 square feet and approximately 30,000 square feet of ground floor active uses.

Approximately 1,700 underground parking stalls will be provided in underground parking. The Master Development Plan process consist of two phases. The Design Review approval is for Phase 1, construction of a single office tower along Main Street along with part of the public plaza, as well as street frontage improvements and pedestrian through block connections.

**Decision:** Approval with Conditions

**Concurrency Determination:** Certificate of Concurrency Issued

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

**Appeal Period Ends:** January 16, 2020, 5 PM. Refer to page one for information on how to appeal a project.

**Date of Application:** October 19, 2018

**Completeness Date:** November 18, 2018

**Notice of Application Date:** November 29, 2018

**Applicant Contact:** Jon O'Hare, Permit Consultants NW, 425-301-9541,

[jon@permitcnw.com](mailto:jon@permitcnw.com)

**Planner:** Faheem Darab, 425-452-2731

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

#### NOTICE OF THRESHOLD

##### DETERMINATION

[WATV/Non highway vehicle Chapter 11.55](#)

[BCC Amendment](#)

**Location:** City-wide

**Subarea:** City-Wide

**File Number:** 19-130647-AB

**Description:** SEPA Threshold Determination for a proposal to amend the Bellevue City Code Chapter 11.55 to allow the use of wheeled all-terrain vehicles for official City business (including City contractors) on Bellevue's public streets.

**Approvals Required:** Adoption of ordinance by the City Council and ancillary permits and approvals

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

**Appeal Period Ends:** January 16, 2020, 5 PM.

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

**Date of Application:** November 27, 2019

**Notice of Application:** December 5, 2019

**Applicant:** Brian Breedan, City of Bellevue  
Transportation Department

[BBreedan@bellevuewa.gov](mailto:BBreedan@bellevuewa.gov)

**Planner:** Heidi Bedwell, 425-452-4862

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