



Weekly Permit Bulletin

November 17, 2022

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:

- Click the name of the project to view digital documentation.
- Submit a request online to review the project file at Bellevuewa.gov/city-government/departments/city-clerks-office/public-records/development-services-records
- Call the planner assigned to the project to arrange to review the project files. The planner's contact information is in the notice.

To comment on a project:

- Send your comments in writing to the Development Services Department. 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 or SEPA determination:

- 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](#).
- To file an appeal electronically please email to cityclerk@bellevuewa.gov and cc: hearingexaminer@bellevuewa.gov or mailing to Bellevue City Hall, Attn: City Clerk, P.O. Box 90012, Bellevue WA 98009-9012
- 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 Shoreline Hearing Board at 360-459-6327.

Receive the bulletin by email

Go to the Weekly Permit Bulletin page on our city website at bellevuewa.gov/permit-bulletin. Click the Subscribe button to join the mailing list. You will continue to receive the bulletin weekly until you unsubscribe from this service.

How to reach us

450 110th Ave NE | P.O. Box 90012 | Bellevue, WA 98009-9012 | 425-452-6800
The Development Services Center is located on the lobby floor of Bellevue City Hall.

[View a larger Neighborhood map](#)



For alternate formats, interpreters, or reasonable accommodation requests please phone at least 48 hours in advance 425-452-6800 (voice) or email servicefirst@bellevuewa.gov. For complaints regarding accommodations, contact City of Bellevue ADA/Title VI Administrator at 425-452-6168 (voice) or email ADATitleVI@bellevuewa.gov. If you are deaf or hard of hearing dial 711. All meetings are wheelchair accessible.

General Information Regarding Use of Optional DNS Process

When the SEPA field indicates a Determination of Non-significance (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.

Notices of Application

NOTICE OF APPLICATION

Project Name: [Bloch Residence Remodel](#)

Location: 9535 SE 11th Street

Neighborhood Area: West Bellevue

File Number: 22-112212-WE

Description: Land Use review of a proposal to construct a 100 square foot wooden deck within 200-feet of the Ordinary High Watermark (OHWM) on the Lake Washington Shoreline and within a steep slope critical area.

Approvals Required: Land Use approval and ancillary permits and approvals

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

Minimum Comment Period Ends: December 1, 2022, 5 PM. Refer to page one for information on how to comment on a project.

Date of Application: June 3, 2022

Completeness Date: July 1, 2022

Applicant: Andrew DeFlorio, Baylis Architects, 425-392-8138, deflorioa@baylisarchitects.com

City Planner Contact: Leticia Wallgren, 425-452-2044, lwallgren@bellevuewa.gov

NOTICE OF APPLICATION

Project Name: [Emergency Water Supply Master Plan](#)

Location: City-Wide

Neighborhood Area: City-Wide

File Number: 22-118651-LM

Description: Land Use review under the State Environmental Policy Act on a strategic plan to improve Bellevue's water distribution system resilience.

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

Minimum Comment Period Ends: December 1, 2022, 5 PM. Refer to page one for information on how to comment on a project.

Date of Application: October 6, 2022

Completeness Date: November 3, 2022

Applicant: City of Bellevue Utilities Department

Applicant Contact: Douglas Lane, 425-452-6865, dlane@bellevuewa.gov

City Planner Contact: Lauren Anderson, 425-452-4241, LAnderson@bellevuewa.gov

NOTICE OF APPLICATION

Project Name: [Burlingame Short Plat](#)

Location: 3265 W Lake Sammamish Parkway SE

Neighborhood Area: West Lake Sammamish

File Number: 22-127271-LN

Description: Land Use review of a proposal to subdivide one (1) existing parcel, with an existing single-family residence, into two (2) lots. The property is zoned R-5.

Approvals Required: Preliminary Short Plat approval and ancillary permits and approvals

SEPA: Exempt

Minimum Comment Period Ends: December 1, 2022, 5 PM. Refer to page one for information on how to comment on a project.

Date of Application: October 27, 2022

Completeness Date: November 9, 2022

Notice of Application Date: November 17, 2022

Applicant Contact: Ross Woods, Development Planning & Strategies, 206-949-2105, ross@dev-strat.com

City Planner Contact: Sydney Prusak, 425-452-4856, SPrusak@bellevuewa.gov

NOTICE OF APPLICATION

Project Name: [Meydenbauer Hill Bulkhead Repair](#)

Location: 9553 Lake Washington Blvd NE

Neighborhood Area: Northwest Bellevue

File Number: 22-114452-WE

Description: Land Use review of a proposal to replace approximately 64-feet of existing rock bulkhead and approximately 12-feet of rock stairs within the Lake Washington Shoreline and within the 75-foot toe-of-slope structure setback.

Approvals Required: Land Use approval and ancillary permits and approvals

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

Minimum Comment Period Ends: December 1, 2022, 5 PM. Refer to page one for information on how to comment on a project.

Date of Application: July 18, 2022

Completeness Date: August 18, 2022

Applicant: Evan Wehr, Ecco Design Inc, 206-706-3937, evan@eccodesigninc.com

City Planner Contact: Leticia Wallgren, 425-452-2044, lwallgren@bellevuewa.gov

Notices of Threshold Determination

NOTICE OF THRESHOLD DETERMINATION

Project Name: [Leary Hazard Tree Removals](#)

Location: 2308 157th PI SE & 15800 SE 24th St

Neighborhood Area: Lake Hills & West Lake Sammamish

File Number: 22-111060-GJ

Description: Land Use approval of a proposal to conduct hazardous tree removal on five (5) alder trees within the stream buffer associated with Phantom Creek, a Type-F stream. The proposal is supported by an arborist assessment and a replanting plan.

Decision: Approval with Conditions

Concurrency Determination: N/A

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

Appeal Period Ends: December 1, 2022, 5 PM. Refer to page one for information on how to appeal a project.

Date of Application: May 4, 2022

Completeness Date: June 1, 2022

Notice of Application Date: June 16, 2022

Applicant Contact: Amanda Bliggenstorfer, Devoted Tree Solutions, 509-679-9802, amanda@devotedgroup.com

City Planner Contact: David Wong, 425-452-4282, DWong@bellevuewa.gov

Notices of Decision

NOTICE OF DECISION

Project Name: [Valley Creek Flood Reduction and Creek Restoration](#)

Location: 14070 NE 20th ST

Neighborhood Area: BelRed

File Number: 22-113322-LO

Description: Land Use approval of a proposal by the City of Bellevue Utilities to replace an existing culvert that is a partial fish barrier with a fish passable structure and restore the stream bed and bank of Valley and Sears Creek. The project occurs between NE 21st and NE 20th Streets. The work is proposed in the 100-year floodplain and results in temporary impacts to streams and wetlands that will be mitigated through the restoration and enhancement of the on-site wetlands, streams, and buffers.

Decision: Approval

Concurrency Determination: N/A

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

Appeal Period Ends: December 1, 2022, 5 PM. Refer to page one for information on how to appeal a project.

Date of Application: June 17, 2022

Completeness Date: July 15, 2022

Notice of Application Date: August 11, 2022

Applicant: Brandon Stimac, WSP USA

Applicant Contact: James Stockwell, City of Bellevue Utilities, 425-452-4868,
jstockwell@bellevuewa.gov

City Planner Contact: Lauren Anderson, 425-452-4241, LAnderson@bellevuewa.gov