



Weekly Permit Bulletin

February 2, 2023

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](https://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: [Gonzalez Bulkhead Replacement](#)

Location: 4839 Lakehurst Lane SE

Neighborhood Area: Newport

File Number: 23-100462-WG

Description: A Shoreline Substantial Development review to remove and replace an existing bulkhead retaining wall, install two (2) new mooring piles and cross-bracing for an existing pier along the shoreline of Lake Washington.

Approvals Required: Shoreline Substantial Development Permit 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: March 6, 2023, 5 PM. Refer to page one for information on how to comment on a project.

Date of Application: January 11, 2023

Completeness Date: January 23, 2023

Applicant Contact: Mark Kushino, Waterfront Construction, 206-407-5859, mark@waterfrontconstruction.com

City Planner Contact: Jordan Borst, 425-452-6997, JBorst@bellevuewa.gov

Notices of Recommendation and Public Hearing

NOTICE OF RECOMMENDATION AND PUBLIC HEARING

Project Name: [KC Coal Creek Sewer Upgrade Project](#)

Location: The project is located in the southwestern portion of Bellevue, in the neighborhoods of Newport and Somerset. The upstream (southern) end of the project is approximately 900 feet southeast of the Red Cedar (Upper West Coal Creek) Trailhead in the Coal Creek Natural Area, on the east side of Coal Creek Parkway SE. The project generally follows Coal Creek Parkway SE to the north until reaching the downstream (northern) end at the King County Dirt Trail trailhead near I-405 and Coal Creek Parkway.

Neighborhood Area: Newport and Somerset

File Number: 21-101437-LO and 21-102203-LB

Description: Land Use review of a Conditional Use Permit and Critical Area Land Use Permit for King County Wastewater Treatment Division to replace the northern segment of King County's Coal Creek regional sewer line. The majority of the new pipe is proposed to be installed below ground using methods that are trenchless and have no above ground disturbance. Where these methods are not feasible open-cut methods are proposed to trench and install the new sewer line. This proposal also includes new and replaced local sewer lines to maintain sewer service and allow connection for properties in vicinity of the project. The existing sewer line located in and near Coal Creek is to be decommissioned and physically removed where feasible. The project will impact Coal Creek, streams, wetlands, steep slopes, 100-year floodplain, vegetation that provides habitat, and buffers and setbacks that protect these critical areas. All disturbance resulting from construction is proposed to be restored and mitigation for permanent impacts provided. The project proposes to use the City of Bellevue Parks Coal Creek Trailhead parking lot for construction and staging as well as temporarily close trails in vicinity of the project during the expected construction which is anticipated to last from 2023 to 2027.

Decision: Approval with Conditions

Concurrency Determination: N/A

SEPA: SEPA Determination of Non-Significance issued by King County on January 19, 2021.

Appeal Period Ends: February 16, 2023, 5 PM. Refer to page one for information on how to appeal a project.

Public Hearing: February 16, 2023, 6 PM; Bellevue City Hall; 450 110th Ave NE

Hearing Info: The public hearing will be conducted in a hybrid manner with both in-person and virtual attendance options. The public may participate in the hearing by providing oral comments in person at Bellevue City Hall, Council Chambers, connecting virtually via Zoom, or by submitting written comments. Click the following link to sign-up to provide oral testimony at the public hearing: <https://bellevuewa.gov/hearing-examiner-public-hearing>. Sign-up closes at 3:00 p.m. on

Thursday, February 16, 2023. Written comments can be submitted via email to <mailto:hearingexaminer@bellevuewa.gov> and must be received by 3:00 p.m. on Thursday, February 16, 2023.

Zoom Details: To join the public hearing using a computer or tablet, click the following link: <https://cityofbellevue.zoom.us/j/89582177273>; Passcode: 606109. From a mobile phone or land line, call 253-215-8782, Webinar ID: 895 8217 7273, Passcode: 606109.

Date of Application: 21-101437-LO submitted on January 15, 2021 and 21-102203-LB submitted on February 1, 2021

Completeness Date: March 1, 2021

Notice of Application Date: March 11, 2021

Applicant Contact: Christopher Dew, King County DNRP/WTD, 206-477-5458, Chris.Dew@kingcounty.gov

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

Notices of Decision

NOTICE OF DECISION

Project Name: [Rockery Restoration](#)

Location: 750 96th Avenue SE

Neighborhood Area: West Bellevue

File Number: 22-114072-LO

Description: Approval of a Critical Areas Land Use Permit to remove and replace an existing rockery to stabilize an existing driveway for safer ingress and egress to an existing single-family residence within the 75-foot toe-of-slope structure setback. This project involves removal of vegetation within the steep slope critical area and structure setback. Restoration of the slope with native vegetation is also proposed. This project is associated with Enforcement Action, 22-100418-EA.

Decision: Approval with Conditions

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

Appeal Period Ends: February 16, 2023, 5 PM. Refer to page one for information on how to appeal a project.

Date of Application: July 1, 2022

Completeness Date: September 22, 2022

Notice of Application Date: October 6, 2022

Applicant Contact: Susan Costa Paschke, Land Morphology, 206-576-0438, sue@landmorphology.com

City Planner Contact: Jordan Borst, 425-452-6997, JBorst@bellevuewa.gov