



# Weekly Permit Bulletin

May 11, 2023

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

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## 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](mailto:cityclerk@bellevuewa.gov) and cc: [hearingexaminer@bellevuewa.gov](mailto: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](http://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](mailto: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](mailto: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:** Increasing Affordable Housing Capacity on Faith-Owned Properties Areawide Rezone

**Location:** City-Wide

**Neighborhood Area:** City-Wide

**File Number:** 23-109334-LQ

**Description:** Areawide Rezone to align with Ordinance No. 6708, which amended the Comprehensive Plan's Volume 1 Land Use Map and Housing Element to enable rezones of qualifying properties from single-family to multifamily land use districts when the qualifying religious organization-owned property is developed with one-hundred (100) percent permanent affordable housing. This rezone is intended to provide consistency with Ordinance No. 6708, adopted in 2022, and the Increasing Affordable Housing Capacity on Faith-Owned Properties LUCA being considered by the City Council (File No. 23-100486-AD).

**SEPA:** Determination of Non-Significance is issued. Any appeal of this SEPA Threshold Determination must wait until final action is taken on this proposal by the City Council (LUC 20.35.080.B). Following final action by the City Council an appeal for the SEPA threshold determination may be filed together with an appeal of the underlying City Council action by petition to the Growth Management Hearings Board (LUC 20.35.440.C).

**Minimum Comment Period Ends:** May 25, 2023, 5 PM. Refer to page one for information on how to comment on a project.

**Date of Application:** December 12, 2022

**Completeness Date:** December 12, 2022

**Notice of Application Date:** May 11, 2023

**City Planner Contact:** Kristina Gallant, 425-452-6196, [KGallant@bellevuewa.gov](mailto:KGallant@bellevuewa.gov)

## NOTICE OF APPLICATION

**Project Name:** [SD30 405-520 New AT&T Wireless Communications Facility](#)

**Location:** 2275 116<sup>th</sup> Avenue NE

**Neighborhood Area:** BelRed

**File Number:** 23-107549-LA

**Description:** Administrative Conditional Use review to permit the construction of a permanent 70-foot Wireless Communications Facility (WCF) tower on a commercially-zoned 1.04-acre parcel. The proposed WCF tower is located approximately 13 feet from the northern property line, which abuts Washington State Department of Transportation (WASHDOT) right-of-way and property. This proposal is associated with Temporary Use Permit, 23-106138-LR.

**Approvals Required:** Administrative Conditional Use Permit approval 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:** May 25, 2023, 5 PM. Refer to page one for information on how to comment on a project.

**Date of Application:** March 30, 2023

**Completeness Date:** May 1, 2023

**Applicant Contact:** Nancy Sears, Smart Link LLC, 425-444-1434,  
[nancy.sears@smartlinkgroup.com](mailto:nancy.sears@smartlinkgroup.com)

**City Planner Contact:** Jordan Borst, 425-452-6997, [JBorst@bellevuewa.gov](mailto:JBorst@bellevuewa.gov)

## Notices of Decision

### NOTICE OF DECISION

**Project Name:** [NE 8<sup>th</sup> Street Mixed Use Project](#)

**Location:** 10850 NE 8<sup>th</sup> Street

**Neighborhood Area:** Downtown

**File Number:** 21-129755-LD

**Description:** Design Review approval and SEPA Threshold Determination to construct two, five-story structures, 244,095 gross square foot additions over an existing parking garage for a total of 312 residential units along with approximately 3900 square feet of commercial/retail space on a 2.18-acre site within the Downtown Office-District 2 (DNTN-O2) land use district. The existing parking garage will be retained in its current design to provide parking for this proposal and the adjacent office towers on Lots A and C.

**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:** May 25, 2023, 5 PM. Refer to page one for information on how to appeal a project.

**Date of Application:** November 3, 2021

**Completeness Date:** December 1, 2021

**Notice of Application Date:** January 13, 2022

**Applicant Contact:** Jon O'Hare, Permit Consultants NW, 425-301-9541, [Jon@PermitCNW.com](mailto:Jon@PermitCNW.com)

**City Planner Contact:** Toni Pratt, 425-452-5374, [TPratt@bellevuewa.gov](mailto:TPratt@bellevuewa.gov)

## NOTICE OF DECISION

**Project Name:** [Eastrail, Wilburton Segment, I-405 to SE 1st St.](#)

**Location:** City-Wide

**Neighborhood Area:** City-Wide

**File Number:** 22-114746-LO

**Description:** Renovate the existing Wilburton Trestle as a shared use regional trail. Project components include repairing and retrofitting the existing rail trestle with a new deck and handrail system, building access ramps to the trestle, paving the trail corridor, constructing an interim gravel parking area, constructing associated stormwater facilities, lighting, and providing mitigation for streams, wetland, and buffer impacts. Pedestrian crossing improvements are included at SE 1st Street and SE 5th Street, and trail paving from SE 5th street south to the I-405 right-of-way within the Eastrail corridor.

**Decision:** Approval with Conditions

**Concurrency Determination:** N/A

**SEPA:** Determination of Non Significance issued by King County Department of Natural Resources and Parks on September 14, 2021.

**Appeal Period Ends:** May 25, 2023, 5 PM. Refer to page one for information on how to appeal a project.

**Date of Application:** July 21, 2022

**Completeness Date:** August 25, 2022

**Notice of Application Date:** September 15, 2022

**Applicant Contact:** Linda Frkuska, King County Parks and Recreation Division, 206-477-4484, [linda.frkuska@kingcounty.gov](mailto:linda.frkuska@kingcounty.gov)

**City Planner Contact:** Drew Folsom, 425-452-4441, [DFolsom@bellevuewa.gov](mailto:DFolsom@bellevuewa.gov)