



Weekly Permit Bulletin

June 15, 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
- 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: [Luo Residence](#)

Location: 13724 SE Newport Way

Neighborhood Area: Eastgate

File Number: 22-116548-LO

Description: Critical Areas Land Use Permit review of a proposal to restore and resolve unpermitted tree and vegetation removal and wall construction within a Category III wetland, 60-foot wetland buffer, and Type-F stream buffer. The proposal is supported by a Critical Areas Report with FEMA Biological Opinion documentation.

Approvals Required: Critical Areas Land Use 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: June 29, 2023, 5 PM. Refer to page one for information on how to comment on a project.

Date of Application: August 17, 2022

Completeness Date: June 8, 2023

Applicant: Yue Qiang Luo

Applicant Contact: Devin Melville, The Watershed Company, 425-822-5242, dmelville@watershedco.com

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

Notices of Application and Public Meeting

NOTICE OF APPLICATION AND PUBLIC MEETING

Project Name: [1000 and 1100 Bellevue Way](#)

Location: 1000 Bellevue Way

Neighborhood Area: Downtown

File Number: 23-109480-LP and 23-109821-LD

Description: Master Development Plan and Phase I Design Review approvals to demolish two existing one-story commercial buildings and a portion of a third building along with 76 surface parking stalls to construct a two building, mixed use proposal. The proposal will contain 466 apartment units and 19,027 square feet of active uses over a single story podium on 2.75 acres. A total of 627 below grade parking stalls will be provided with this application along with modified landscaping.

Approvals Required: Master Development Plan, Design Review, 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: June 29, 2023, 5 PM. Refer to page one for information on how to comment on a project.

Virtual Public Meeting: June 29, 2023, 6:00 p.m

Meeting Info: [Click here to join the meeting](#)

Meeting ID: 235 335 947 137

Passcode: W9rej4

[Download Teams](#) | [Join on the web](#)

Dial In: 206-452-7011

Phone Conference ID: 180 483 293#

Date of Application: May 10, 2023

Completeness Date: June 6, 2023

Notice of Application Date: June 15, 2023

Applicant: Wallace Properties – Bellevue North, LLC

Applicant Contact: PragneshParikh, GGLO, 206-9025606, pparikh@gglo.com

City Planner Contact: Toni Pratt, 425-452-5374, TPratt@bellevuewa.gov

Notices of Decision

NOTICE OF DECISION

Project Name: [Backyard Cleaning](#)

Location: 12122 SE 10th Street

Neighborhood Area: Woodridge

File Number: 23-102960-LO

Description: Critical Areas Land Use Permit to remove retaining walls between one (1) to three (3) feet within the steep slope buffer and to restore and replant the upper section of the steep slopes in the backyard. Restoration of the slope with native vegetation is also proposed. This project is associated with Enforcement Action, 21-102398-EA.

Decision: Approval with Conditions

Concurrency Determination: N/A

SEPA: Exempt

Appeal Period Ends: June 29, 2023, 5 PM. Refer to page one for information on how to appeal a project.

Date of Application: February 13, 2023

Completeness Date: May 10, 2023

Notice of Application Date: May 25, 2023

Applicant Contact: Vickie Huang, 425-891-1591, vickiehuang@hotmail.com

City Planner Contact: Amy Tarce, 425-452-2896, ATarce@bellevuewa.gov