



# Weekly Permit Bulletin

## January 2, 2024

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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 hyperlinked project name to view digital documentation. Not all notices have hyperlinks.
- 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.

## Notice of Public Hearing

### NOTICE OF PUBLIC HEARING

**Project Name:** [Objective Design Land Use Code Amendment \(LUCA\)](#)

**Location:** City-Wide

**Neighborhood Area:** City-Wide

**File Number:** 24-120021-AD

**Description:** Proposed LUCA to amend Chapters 20.10, 20.20, 20.25, and 20.30 of the City of Bellevue Land Use Code (LUC) to update the City's regulations that govern design requirements and the design review process for conformance with the state's recently adopted House Bill (HB) 1293, which requires that any regulations and review processes regarding design be clear and objective. Additionally, the LUCA addresses project vesting for design review applications.

**SEPA:** Exempt

**Minimum Comment Period:** Beginning on 1/2/2025, lasting Fourteen (14) days, and ending on 1/16/2025, 5 PM. Refer to page one for information on how to comment on a project.

**Public Hearing:** 1/22/2025, 6:30 PM; Bellevue City Hall; 450 110th Ave NE, Bellevue, WA 98004

**Hearing Info:** Details on attending the meeting and providing written and oral communication at the public hearing will be provided on the published agenda and can be found at <https://bellevue.legistar.com/Calendar.aspx>.

Any person may participate in the public hearing by submitting written comments to the Planning Commission in care of Thara Johnson, Planning Director, Community Development Department, City of Bellevue, P.O. Box 90012, Bellevue, WA 98009, or by e-mail to [PlanningCommission@bellevuewa.gov](mailto:PlanningCommission@bellevuewa.gov), before the public hearing, or by submitting written comments or signing up to make oral comments to the Planning Commission at the hearing.

Written comments will also be accepted by mail to Kirsten Mandt, Senior Planner, Development Services Department, City of Bellevue, P.O. Box 90012, Bellevue, WA 98009, or by e-mail to [kmandt@bellevuewa.gov](mailto:kmandt@bellevuewa.gov).

**Comments must be received by 5:00 PM on January 22, 2025.** All written comments timely received by the Planning Director or Senior Planner provided in this notice will be transmitted to the Planning Commission no later than the date and time of the public hearing.

**Date of Application:** July 16, 2024

**Completeness Date:** July 16, 2024

**Notice of Application Date:** October 10, 2024

**City Planner Contact:** Kirsten Mandt, 425-452-4861, [KMandt@bellevuewa.gov](mailto:KMandt@bellevuewa.gov)