

**NOTICE OF DECISION
BEAN PRELIMINARY SHORT SUBDIVISION
STATE ENVIRONMENTAL POLICY ACT (SEPA) EXEMPTION
PSHP2017-00347**

**Date of Notice: February 1, 2018
Appeal Period Ends: February 22, 2018 at 5 PM**

NOTICE IS HEREBY GIVEN that on February 1, 2018 the City of Sammamish Department of Community Development issued a decision for the Bean 2-Lot Short Subdivision, PSHP2017-00347. Public notice has been provided via: mailed notice to property owners within 1,000 feet of the subject site, a sign posted on the subject site, and by placing a legal notice in the local newspaper. The application has been given **Preliminary Short Subdivision Approval**.

The proposal is to subdivide 1.2 acres into 2 single-family residential lots with a Native Growth Protection Area (N.G.P.A.) tract. Local access to the new lots is proposed through East Lake Sammamish Parkway NE. A copy of the Decision and Exhibits, except for this notice, can be accessed through the following link:

<https://spaces.hightail.com/space/9f4cj1oTtC>



File Number: PSHP2017-00347

Date of Application: May 4, 2017

Date of Completeness Determination: June 1, 2017

Date of Notice of Application: June 12, 2017

Applicant: Douglas Bean, 2028 East Lake Sammamish Parkway NE, Sammamish, WA 98075, P: (206) 420-7130, E: douglas@privateadvisory.com

Project Location: The proposed development is located at 2028 East Lake Sammamish Parkway NE in the City of Sammamish, Washington within NW Section 29, Township 25, Range 6E.

State Environmental Policy Act (SEPA) Determination: SEPA Exempt, WAC 197-11-800 (6) Categorical Exemptions.

Existing Environmental Documents Available for Review: Preliminary Project Plans, Arborist Report, State Environmental Policy Act (SEPA) Project Checklist, Critical Areas Affidavit, Wetland Delineation Report, Geotechnical Report and Preliminary Technical Information Report.

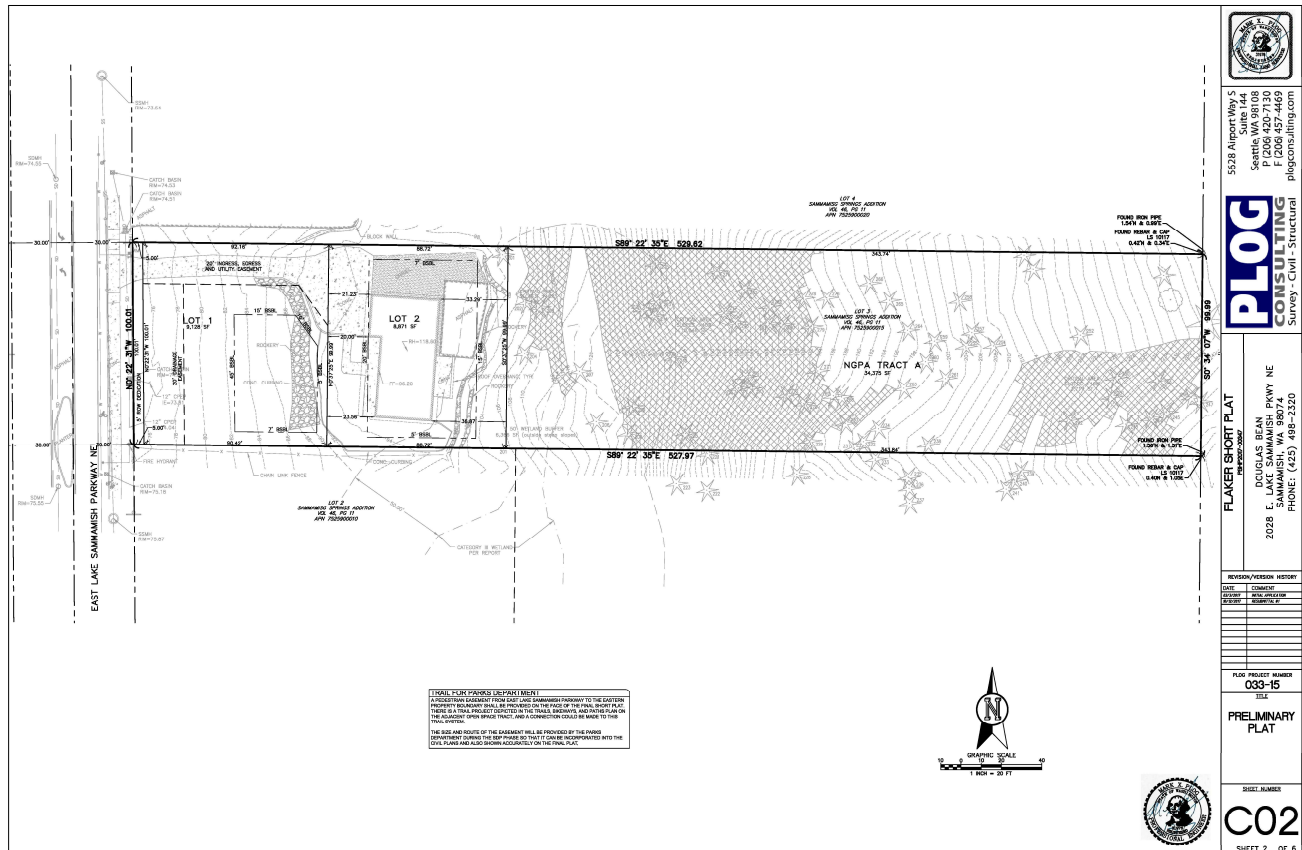
Staff Project Planner Assigned: Ryan Harriman, AICP, Senior Planner P: (425) 295-0529, E: rharriman@sammamish.us. Address: City of Sammamish City Hall, 801 228th Avenue SE, Sammamish, Washington 98075.

Appeal Period: This decision may be appealed to the City of Sammamish Hearing Examiner pursuant to the provisions of SMC 20.10.080 and 20.15.130. Appeals must be submitted in writing with the appropriate filing fee (\$250.00) and received by 5 pm on the last day of the appeal period at City Hall, located at 801 228th Ave SE, Sammamish, WA, 98075. Appeal instructions are available at City Hall, or are available upon request at (425) 295-0500. Appeals for this decision must be received at the address above by: February 22, 2018 at 5:00 PM per SMC 20.15.130. Please direct comments to the Staff Project Planner Assigned.

Inquiries regarding the application, revised decision, and appeal process, as well as requests to view documents pertinent to the proposal, may be made at the City of Sammamish City Hall, 801 – 228th Avenue SE, Sammamish, Washington 98075, (Tel: 425.295.0500) during normal business hours, Monday through Friday, 8:30 a.m. to 5:00 p.m.

Mediation of disputes is available pursuant to SMC 20.20. Requests for mediation should be made as soon as it is determined the disputed issue(s) cannot be resolved by direct negotiation. Please contact the Department of Community Development for additional information on the Land Use Mediation Program.

SITE PLAN



PLOG CONSULTING
Survey - Civil - Structural

5528 Airport Way S
Suite 144
Seattle, WA 98148
PHONE: (206) 457-4459
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plogconsulting.com

FLAKER SHORT FLAT
PRELIMINARY PLAT

DUGLAS BEAN
REGISTERED PROFESSIONAL ENGINEER
2026 E. SAMMAMISH AVENUE, SUITE 200
SAMMAMISH, WA 98074
PHONE: (425) 488-2320

REVISION/VERSION HISTORY	DATE	COMPILED BY	APPROVED BY

PLAT PROJECT NUMBER: 039-15
TITLE: PRELIMINARY PLAT
SHEET NUMBER: C02
SHEET 2 OF 6