



October 26, 2009

Development Services Group **WEEKLY PERMIT INFORMATION BULLETIN**

A publication of the City of Mercer Island issued weekly providing official notice of land use applications filed and decisions made on development permits

You may review the files on projects at the offices of Development Services, 9611 SE 36th St, Mercer Island. Comments on proposals are accepted for a period of not less than fourteen (14) days from the date of publication of this bulletin. Comments must be in writing and contain your name and address and reference the project number and location. All written comments must be filed with the Development Services Group or if there is a public hearing, testimony may be given at the public hearing before a decision is made in order to establish standing to appeal the decision.

NOTICE OF APPLICATION

Project #: ZTR09-005 and SEP09-023

Description: Notice is hereby given that an application has been received for a proposed zoning code text amendment and State Environmental Policy Act (SEPA) Threshold Determination related to the City of Mercer Island GREEN Building and Low Impact Development standards, sections 15, 17, and 19 of the Municipal Code.

Location: All lands within the City of Mercer Island

Applicant: George Steirer, Principal Planner, City of Mercer Island

Date of Application: October 22, 2009

Date Determined to be Complete: October 22, 2009

Approvals Required: SEPA Threshold Determinations are an Administrative process, per MICC 19.15.020(E), with determinations issued by the Code Official. An open record public hearing will be held before the Planning Commission on November 4th 2009 at 7:30 PM at the Council Chamber room at 9611 SE 36th Street, Mercer Island, WA 98040.

SEPA Review: A State Environmental Policy Act (SEPA) Checklist has been completed for this proposed non-project action as defined by WAC 197-11-704 (2)(b)(ii). An initial evaluation of the proposed non-project action for probable significant adverse environmental impacts has been conducted. The City expects to issue a SEPA Determination of Non-Significance (DNS) for this project. The optional DNS process, as specified in WAC 197-11-355, is being used. This may be your only opportunity to comment on the environmental impacts of this proposal. Only those persons who submit written comments will become parties of record, receive the SEPA Threshold Determination and have the right to appeal.

Comment Period Ends: November 9, 2009 at 5:00 PM

Staff Contact: George Steirer, Principal Planner at 206-275-7719 or george.steirer@mercergov.org

NOTICE OF APPLICATION

Project #: ZTR09-003 and SEP09-020

Description: Notice is hereby given that an application for a zoning text amendment and State Environmental Policy Act (SEPA) Threshold Determination has been submitted for a proposed amendment to Title 19 of the Mercer Island City Code (MICC) establishing regulations governing temporary encampments within the City.

Location: All lands within the City of Mercer Island

Applicant: Katie Knight, City Attorney, City of Mercer Island

Date of Application: October 1, 2009

Date Determined to be Complete: October 5, 2009

Approvals Required: Zoning Text Revisions are a legislative process per MICC 19.15.020(G). The Planning Commission has scheduled an open record public hearing regarding a code text amendment for November 18, 2009 at 7:30 PM to formulate a recommendation for the City Council's review and final decision.

SEPA Review: A State Environmental Policy Act (SEPA) Checklist has been completed for this proposed non-project action as defined by WAC 197-11-704 (2)(b)(ii). An initial evaluation of the proposed non-project action for probable significant adverse environmental impacts has been conducted. The City expects to issue a SEPA Determination of Non-Significance (DNS) for this project. The optional DNS process, as specified in WAC 197-11-355, is being used.

Comment Period Ends: October 28, 2009 at 5:00 PM

Staff Contact: George Steirer, Principal Planner at 206-275-7719 or george.steirer@mercergov.org

NOTICE OF APPLICATION

Project #: DEV09-015

Description: A request for approval of a fence height deviation to allow a 72 inch high fence within 20 feet of a property line adjacent to a street.

Location: 8325 SE 42nd Street; King County Parcel # 3626500045

Applicant: Ross and Laura Miller

Date of Application: September 3, 2009

Date Determined to be Complete: October 26, 2009

Comment Period Ends: November 9, 2009 at 5:00 PM

Approvals Required: Administrative

SEPA Review: Categorically Exempt per WAC 197-11-800(6)(b)

Staff Contact: Sung Lee, Planner at 206-275-7707 or sung.lee@mercergov.org

NOTICE OF APPLICATION

Project #: DEV09-021
Description: The City of Mercer Island received an application for a deviation from the maximum allowed impervious surface limit. Impervious surfaces are items that prevent water from penetrating into the soil, such as driveways and rooftops. A maximum of 40% of some lots in a residential zone can be covered with impervious surfaces (subject to certain allowances). The City code allows for the lot to be covered with an additional 5% of impervious surface (for a total of 45% lot coverage) via a deviation application if certain deviation criteria are met.

Location: 3813 82nd Avenue SE; King County Parcel # 4458100095
Applicant: James Rudolph of Rudolph Architects for Scott Swerland
Date of Application: September 28, 2009
Date Determined to be Complete: October 26, 2009
Comment Period Ends: November 9, 2009 at 5:00 PM
Approvals Required: Administrative
SEPA Review: Categorically Exempt per WAC 197-11-800(6)(b)
Staff Contact: Sung Lee, Planner at 206-275-7707 or sung.lee@mercergov.org

NOTICE OF APPLICATION

Project #: SEP09-022
Description: Notice is hereby given that an application has been received for a State Environmental Policy Act (SEPA) Threshold determination for a proposed amendment to existing regulations related to the City of Mercer Island Commute Trip Reduction Plan, section 10.70.

Location: All employers on Mercer Island that employ 100 or more full-time employees at a single worksite, who are scheduled to begin their regular work day between 6:00am and 9:00am on two or more weekdays for at least twelve continuous months.

Applicant: Nick Afzali, Transportation Manager, City of Mercer Island
Date of Application: October 14, 2009
Date Determined to be Complete: October 21, 2009
Approvals Required: SEPA Threshold Determinations are an Administrative process, per MICC 19.15.020(E), with determinations issued by the Code Official. It is anticipated that the City Council will take final action on the proposal on December 7, 2009.

SEPA Review: A State Environmental Policy Act (SEPA) Checklist has been completed for this proposed non-project action as defined by WAC 197-11-704 (2)(b)(ii). An initial evaluation of the proposed non-project action for probable significant adverse environmental impacts has been conducted. The City expects to issue a SEPA Determination of Non-Significance (DNS) for this project. The optional DNS process, as specified in WAC 197-11-355, is being used.

Comment Period Ends: November 12, 2009 at 5:00 PM
Staff Contact: Travis Saunders, Planner at 206-275-7717 or travis.saunders@mercergov.org

NOTICE OF DECISION

Project #: DEV09-014
Description: A request for approval of a fence height deviation to allow a gate and fence no taller than 72 inches and located within 20 feet of a property line adjacent to a street.
SEPA Review: Categorically Exempt per WAC 197-11-800(6)(b)
Location: 2259 66th Avenue SE; King County Parcel # 3307700025
Applicant: Jay and Niyati Parikh
Decision: Approved subject to three (3) conditions
Appeal Period Ends: November 9, 2009 at 5:00 PM
Staff Contact: Sung Lee, Planner at 206-275-7707 or sung.lee@mercergov.org

NOTICE OF DECISION

Project #: DEV09-018
Description: The City of Mercer Island received an application for a deviation from the maximum allowed impervious surface limit. Impervious surfaces are items that prevent water from penetrating into the soil, such as driveways and rooftops. A maximum of 40% of some lots in a residential zone can be covered with impervious surfaces (subject to certain allowances). The City code allows for the lot to be covered with an additional 5% of impervious surface (for a total of 45% lot coverage) via a deviation application if certain deviation criteria are met. The applicant was previously granted a deviation approval under file #DEV07-043 for a 1.7% increase in impervious surface above the 40% allowed. The applicant has applied for a new deviation request due to a site plan revision.
SEPA Review: Categorically Exempt per WAC 197-11-800(6)(b)
Location: 2450 61st Avenue SE; King County Parcel # 1483300310
Applicant: David Woo for Kin Ping and Jin Qui Yee
Decision: Approved subject to three (3) conditions
Appeal Period Ends: November 9, 2009 at 5:00 PM
Staff Contact: Sung Lee, Planner at 206-275-7707 or sung.lee@mercergov.org

NOTICE OF DECISION

Project : SHL09-023
Description: A Shoreline Exemption Permit for the repair of an existing dock; repairs to include replacing caps, stringers and decking, with repairs to the existing piles through sleeving. New decking will be grated material. No additional pilings are proposed. No expansion of the existing dock is proposed.
SEPA Review: The project is exempt from SEPA per WAC 197-11-800(3)
Location: 6900 96th Avenue SE, Mercer Island, WA 98040; King County Parcel #3024059080
Applicant: Ashley Shoreline Design and Permitting for Gary Ritzman
Decision: Approved, subject to eight (8) conditions
Appeal Period Ends: November 9, 2009 at 5:00 PM
Staff Contact: Travis Saunders, Planner at 206-275-7717 or travis.saunders@mercergov.org

In order to appeal a project decision, you must have filed a written comment or testified at the public hearing before the decision was made. Please contact the City Clerk's office at 206-275-7793 for information on how to file an appeal.

Correspondence should be directed to the contact person at the following address:

Development Services Group
City of Mercer Island
9611 SE 36th Street
Mercer Island, WA 98040

206-275-7729

IF YOU WOULD LIKE TO RECEIVE FUTURE COPIES OF THIS BULLETIN, PLEASE FILL OUT THIS FORM AND RETURN IT TO MAILING ADDRESS ABOVE.

ATTENTION: PLEASE ADD ME TO THE BULLETIN MAILING LIST

NAME:

E-MAIL ADDRESS:

PHONE: