



November 9, 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 #: CAO09-004
Description: A request for approval of a critical area determination for the reduction of a type 1 watercourse buffer from 75 feet to 37 feet to accommodate an addition to an existing single family residence. Proposed mitigation includes removal of invasive weeds, planting of native vegetation, and removal of an existing boathouse within the buffer. The proposal will be evaluated, and a decision based on, the criteria listed in Mercer Island City Code section 19.07.070(B)(2), and other applicable provision of Title 19 of the Mercer Island City Code.
Location: 4837 Forest Avenue SE; King County Parcel # 257490185
Applicant: Bruce Bonine
Date of Application: October 23, 2009
Date Determined to be Complete: November 9, 2009
Comment Period Ends: November 23, 2009 at 5:00 PM
Approvals Required: Administrative
SEPA Review: Categorically Exempt per WAC 197-11-800(6)(b)
Staff Contact: Travis Saunders, Planner at 206-275-7717 or travis.saunders@mercergov.org

NOTICE OF APPLICATION

Project #: CAO09-005
Description: A request for approval of a critical area determination for the reduction of a type 2 watercourse buffer from 50 feet to 25 feet to accommodate an addition to an existing single family residence. Proposed mitigation includes removal of invasive weeds, planting of native vegetation, and removal of an existing shed within the buffer. The proposal will be evaluated, and a decision based on, the criteria listed in Mercer Island City Code section 19.07.070(B)(2), and other applicable provision of Title 19 of the Mercer Island City Code.
Location: 8304 Avalon Drive; King County Parcel # 0321100295
Applicant: Lisa Richardson for James C and Carla D Richards
Date of Application: November 3, 2009
Date Determined to be Complete: November 9, 2009
Comment Period Ends: November 23, 2009 at 5:00 PM
Approvals Required: Administrative
SEPA Review: Categorically Exempt per WAC 197-11-800(6)(b)
Staff Contact: Travis Saunders, Planner at 206-275-7717 or travis.saunders@mercergov.org

NOTICE OF APPLICATION

Project #: DEV09-025
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 30% 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 35% lot coverage) via a deviation application if certain deviation criteria are met.

Location: 3706 80th Avenue SE; King County Parcel # 4458400060
Applicant: Stephen Peterson of J. Stephen Peterson & Associates, P.S. Architects for Brian Baker
Date of Application: November 3, 2009
Date Determined to be Complete: November 9, 2009
Comment Period Ends: November 23, 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 #: DEV09-026
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: 4458 Ferncroft Road; King County Parcel # 0046100510
Applicant: Eric Weiss of WJ Homes, LLC. For Ferncroft, LLC.
Date of Application: November 3, 2009
Date Determined to be Complete: November 9, 2009
Comment Period Ends: November 23, 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 DECISION

Project #: SUB08-006
Description: A request for approval to subdivide one existing parcel into five lots
SEPA Review: A SEPA Threshold Determination of Non-Significance (DNS) was issued on May 11, 2009
Location: 6410 East Mercer Way; King County Parcel # 3024059079
Applicant: Andy McAndrews of CHS Engineers, LLC, for Islander Properties, LLC
Decision: Approved subject to 32 conditions
Appeal Period Ends: The appeal deadline is November 30, 2009. The decision must be appealed to King County Superior Court
Staff Contact: Shana Crick, Planner at 206-275-7732 or shana.crick@mercergov.org

NOTICE OF DECISION

Project #: SHL09-025

Description: A revision to Shoreline Substantial Development Permit, file SHL09-014, for an extension to an existing pier; installation of a boat lift; and repair of an existing bulkhead. The revision's scope of work proposes a realignment of the approved pier extension and boatlift placement, along with two additional 12 inch steel mooring piles. The new alignment is 21 square feet larger, which is within 10% maximum for revision, per WAC 173-27-100(2)(a). No change is proposed to the bulkhead repair.

SEPA Review: A SEPA Determination of Non-Significance was issued on August 10, 2009; file SEP09-013, with a SEPA Addendum concurrently issued with this revision. The lead agency for this proposal has determined that this proposal will not have a probable significant adverse impact on the environment, and therefore issued a Determination of Non-Significance (DNS). An Environmental Impact Statement (EIS) was not required under RCW 43.21C.031. This decision was made after review of a completed environmental checklist and other information on file with the lead agency. This information is available for public review at no charge between 8:30 AM and 5:00 PM at the City of Mercer Island, 9611 SE 36th Street, Mercer Island, WA. This threshold determination does not constitute approval of the proposal, and building permits must be issued. Permits and/or reviews may also be required by other agencies. The Optional DNS process was used under WAC 197-11-355 for this application.

Location: 6203 77th Avenue SE; King County Parcel # 4097100050

Applicant: Seaborn Pile Driving Company for Joan and Steve Ihlenfeldt

Decision: Approved subject to (15) fifteen conditions

Appeal Period Ends: This decision may be appealed to the Washington State Shoreline Hearings Board within twenty-one (21) days of the date of filing with the Washington State Department of Ecology. For information on how to appeal a proposal, please contact the Environmental Hearings Office at (360) 459-6327.

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: