



## Department of Community Development

801 228<sup>th</sup> Avenue SE ■ Sammamish, WA 98075 ■ phone: 425-295-0500 ■ fax: 295-295-0600 ■ web: [www.sammamish.us](http://www.sammamish.us)

### NOTICE OF APPLICATION / SEPA NOTIFICATION SDT2021-00038 7-ELEVEN GAS STATION DEMOLITION

**Date of Notice: February 25, 2021**

**Public Comment Period Ends: March 18, 2021 at 5:00 PM**

**Notice is Hereby Given:** that the City of Sammamish received an application for a building permit for the decommissioning and removal of three 12,000-gallon underground storage tanks (storing unleaded gasoline) accessory to the existing 7-Eleven gasoline service station. Both the underground storage tanks and the gasoline service station with canopy will be demolished to allow for a new retail land use to occupy the site.

Pursuant to [WAC 197-11-800\(2\)\(h\)](#), the proposed action is not categorically exempt from review as the removal of impervious underground tanks exceeds 10,000 gallons and the site is not located on agricultural or industrial lands. Demolition building permits which require SEPA review are considered Type 2 land use applications, reviewed and approved administratively, no public hearing is required. This permit is subject to the Type 2 application review process described in SMC [20.05](#).

**Building Permit Documents Received:** Signed Application Form, Demolition Checklist, Approved Demolition Plan, Project Narrative, Approved Geotechnical Report and Drainage Report, Sammamish Plateau Water Review.

**SEPA Documents Received:** Signed Application Form; Critical Area Affidavit, Mailing list and map including all property owners within 2,000 feet of the subject site and EHNSWB overlay, SEPA Checklist, and Pre-Application Meeting Notes.

A copy of all the documents listed above can be found here: <https://spaces.hightail.com/space/ovw4cj0na1>

**Project Location:** Parcel No.: 6055500005, 3302 East Lake Sammamish Parkway SE, Sammamish, WA 98075

**Applicant:** Jennifer Dart, 7-Eleven, Inc., PO Box 711, Dallas, TX 75221

**Applicant Agent:** Paul Fairbairn, Stantec Consulting Services Inc., 1687 114th Ave SE, Suite 100 Bellevue, WA 98004

**Other Permits:** Building Permit

**State Environmental Policy Act (SEPA) Review:** Based on the submitted application and available information, the City anticipates issuing a DNS for this proposal and the optional DNS process as specified in WAC 197-11-355 is being utilized. Consequently, this may be the only opportunity to comment on the environment impacts of this proposal. This proposal may include mitigation measures under applicable codes, and the project review process may incorporate or require mitigation measures regardless of whether an EIS is prepared. A copy of the subsequent SEPA threshold determination for the proposal may be obtained upon request.

**Staff Contact:** Mark Newman, Associate Planner, Community Development Department, City of Sammamish, 801 228th Avenue SE, Sammamish, Washington 98075, (425) 295-0523 or [mnewman@sammamish.us](mailto:mnewman@sammamish.us)

**Public Comment Period:** A 21-day public comment period applies to this project. Public comment is February 25, 2021 through March 18, 2021 at 5:00 PM. Please direct comments to the staff contact listed above.

*Interested persons are invited to submit written comments pertaining to the application no later than 5:00 p.m. on the last day of the comment period identified above. Due to COVID-19 public health concerns, please note that Sammamish City Hall is currently closed to the public. Inquiries regarding the application, comment period, decision, and appeal process, as well as requests to view documents pertinent to the proposal, may be made electronically. Note: 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.*