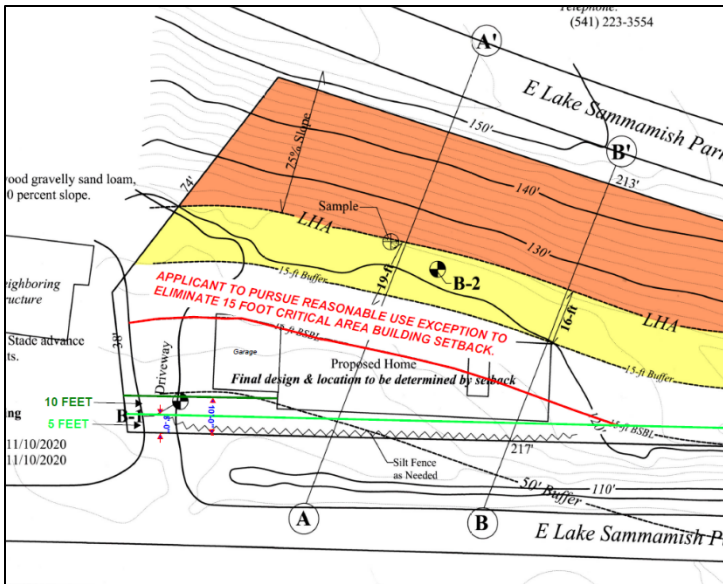


NOTICE OF DECISION
BMINARD SETBACK VARIANCE
FILE NO.: ZONV2023-00932

DATE OF NOTICE: July 25, 2024

APPEAL PERIOD: July 25, 2024, to August 15, 2024, at 5:00 p.m.

NOTICE IS HEREBY GIVEN that on July 25, 2024, **APPROVAL** was granted by the Department of Community Development to reduce the front setback for a new single-family residence from East Lake Sammamish PL SE from 15 feet to 5 feet, as well as the minimum driveway length from the street property line to required spaces (garage) from 20 feet to 10 feet.



Online documents: A copy of the Decision, plan sets, exhibits, and other supporting documentation, except for this notice, can be accessed through the following link: <https://spaces.hightail.com/space/sGZ2dYyu5a>

Project Address: 892010-0010 (Vacant Lot South of 2308 E Lake Sammamish PL SE)

Applicant: Fredrick Jordan, PO Box 3053, Yelm, WA 98597, P: (253)691-8272, E: fjordan@landandpermits.com

Property Owner: Bond Minard and Alexa Easterday, 16550 NE 79TH ST 639, Redmond, WA 98052

SEPA Threshold Determination: Zoning variances are exempt from the provisions of SEPA pursuant to WAC 197-11-800(6) (e).

Documents Available for Review: Project Narrative, Plan Set, Criteria Compliance Narrative, and Geotech Report.

Date of Application: December 28, 2023

Date of Completeness Determination: January 25, 2024

Date of Notice of Application : February 7, 2024

Date of Notice of Decision: July 25, 2024

City Project Manager: Jasvir Singh, P: 425-295-0506, E: JSingh@sammamish.us, Address: City of Sammamish City Hall, 801 228th Avenue SE, Sammamish, WA 98075.

Appeal Period: This decision may be appealed to the City of Sammamish Hearing Examiner pursuant to the provisions of the Sammamish Unified Development Code (SMC) 21.09.020.H. Appeals must be submitted in writing with the appropriate filing fee (\$549.00) and received by 5:00 p.m. 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.

Inquiries regarding the application, comment period, 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. Note: Mediation of disputes is available pursuant to SMC 21.09.040. 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.