



Department of Community Development

801 - 228th Ave. SE, Sammamish, WA. 98075 - Phone: 425-295-0500 - Fax: 425-295-0600 - Web: www.ci.sammamish.wa.us

Notice of Decision for a Reasonable Use Exception

East Reasonable Use Exception - PLN2008-00030

Project Description: The applicant is proposing a Reasonable Use Exception (RUE) to build a new single family home with a building footprint of approximately 1,350 square feet and a total site impervious surface area of approximately 1,960 square feet. The site is substantially constrained by landslide hazard areas (related to topography and geology) and erosion hazard areas. The property is approximately 8,469 square feet in area. Drainage from the site will be collected and piped below the erosion and landslide hazard areas.

The applicant (Robert East) applied for the above project on **April 25, 2008**; following a review to confirm that a complete application had been received, the City issued a letter of completion to the applicant on May 23, 2008. On June 5, 2008, the City issued a Notice of Application, which identified a public comment period from June 5, 2008 through June 26, 2008. The City of Sammamish issued a decision on **July 8, 2010**. This Notice of Decision was issued on **July 12, 2010** and public notice has been provided via: mailed notice to property owners within 500 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 **Approved with Conditions**.

Applicant: Robert East
Public Comment Period: June 5, 2008 through June 26, 2008
Project Location: 22XX East Lake Sammamish Place SE, Sammamish
Tax Parcel Number: 8920100084

Existing Environmental Documents: Proposed site plans by Baima & Holmberg received December 30, 2009; Critical Areas Affidavit dated August 26, 2007; Geotechnical Engineering Report by Geospectrum Consultants dated September 28, 2007 with supplemental letters to the geotechnical report by Geospectrum Consultants dated October 5, 2007 and December 30, 2009.

Other Permits Included: Future building permit, possible Right of Way Use Permit

SEPA Review: The City of Sammamish has determined that this development is SEPA exempt.

Public Hearing: A Public Hearing is not required for this project.

Appeal Period: **July 12, 2010** through **August 2, 2010**

Staff Member Assigned:

Mona Davis, Senior Planner
(425) 295-0529
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Inquiries regarding the application, comment period, decision and appeal process as well as requests to view documents pertinent to the proposal, including environmental documents may be made at the Sammamish City Hall at 801 - 228th Ave SE, Sammamish, WA 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 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.