



801 228th Ave SE - Sammamish, WA 98075 - Tel: 425.295.0500 - Fax 425.295.0600 - Web: www.ci.sammamish.wa.us

NOTICE OF A PUBLIC HEARING AND RECOMMENDATION
Pine Ridge II Subdivision PSUSB2014-00152 25 Lot Subdivision

Project File Number:	PSUB2014-00152
Permit Classification:	Type 3
Applicant:	BMC Pine Ridge, LLC
Date of Application:	07.14.14
Date of Notice of Completeness:	07.21.14
Date of Notice of Application:	07.30.14
Notice Public Comment Period:	07/30/14-08/20/14
Project Description:	The applicant is proposing to subdivide approximately 5 acres of property located north of the intersection of SE 46 th Place and Issaquah Pine Lake Road SE into 25 lots. One parcel is involved in the project, tax parcel 152406-9009. The storm drainage will be directed to north and south and then to Issaquah Pine Lake Road. The proposed plat will include a road (Road A) connection to 46 th Place SE and Issaquah Pine Lake Road SE.
Project Location:	4545 Issaquah Pine Lake Road SE, Sammamish, WA, 98075. King County Assessor's Tax 152406-9009, NE ¼ of Section 15, Twp 24, Range 6 East
Other Permits Included:	Site Development plan, and City building permits.
Existing Environmental Documents:	Technical Information Report by PACE received 01.14.15; Geotechnical Engineering Study by E3RA received 07.14.14; Critical Areas Report by B and A received 07.14.14; Arborist Report by AFM received 03.30.15; Traffic Impact Analysis by TENW received 01.15.15; Preliminary Plat Plans by PACE received 04.06.15; SEPA Checklist received on 07.14.14.
SEPA Determination:	DNS
SEPA Appeal Period:	May 11 to June 1, 2015.
Recommended Decision:	Approve with Conditions
Date of Recommended Decision:	06.15.15
Date of Public Hearing:	06.29.15
Time/Location of Public Hearing:	1:00 p.m. City Hall 801 228 th Ave SE, Sammamish.
Staff Member Assigned:	Rob Garwood, Senior Planner

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 City of Sammamish City Hall, 801 228th Ave SE, (phone: 425.295.0500) during normal business hours, Monday through Friday, 8:30 a.m. to 5:00 p.m.