



Notice of Application for a Reasonable Use Exception (RUE)

Campanella RUE - RUE2013-00239

Project Description: The applicant John Campanella is proposing a Reasonable Use Exception to construct a single-family dwelling unit on a parcel entirely constrained by landslide hazard areas, the erosion hazard near sensitive water body overlay, streams and wetlands and their associated buffers. The applicant is proposing to access the residence via East Lake Sammamish Parkway NE. The proposed dwelling unit and driveway improvements combined will create approximately 9,000 square feet of impervious surface.

The applicant **John Campanella** applied for the above project on December 13, 2013; following a review to confirm that a complete application had been received, the City issued a letter of completion to the applicant on February 25, 2014. On February 28, 2014, the City issued this Notice of Application by the following means: mailed notice to property owners within 500 feet of the subject site, posted a sign board on the subject site, and by placing a legal notice in the local newspaper.

Applicant: John Campanella
Public Comment Period: February 28, 2014 through March 21, 2014.
Project Location: South of 2206 East Lake Sammamish Parkway NE, Sammamish WA
Tax Parcel Numbers: 7525900030
Existing Environmental Documents: Technical Memorandum by Parametrix received December 13, 2013; Geotechnical Report by Riley Group received January 21, 2014; Site Plan by PRDG received December 13, 2013.

Other Permits Included: Future construction / building permit
SEPA Review: The City has determined that the development proposal is exempt from SEPA review.
Staff Member Assigned: Rob Garwood, Senior Planner
(425) 295-0524
rgarwood@ci.sammamish.wa.us

Interested persons are invited to submit written comments pertaining to the application determination no later than 5:00 p.m. on the last day of the comment period identified above, at Sammamish City Hall. 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 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.