City of Sammamish Washington

Department of Community Development

801 228th Avenue SE ■ Sammamish, WA 98075 ■ phone: 425-295-0500 ■ fax: 295-295-0600 ■ web: www.sammamish.us

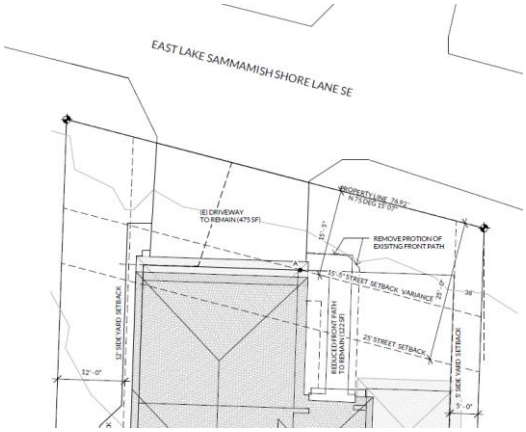
NOTICE OF APPLICATION / SEPA NOTIFICATION
ZONING VARIANCE
ZONV2021-00391 BARRY VARIANCE

Date of Application: April 30, 2021
Date of Completeness Determination: July 19, 2021
Date of Notice: July 30, 2021

PROJECT DESCRIPTION: Zoning variance to reduce the street setback from 25 feet required to 15.5 feet (SMC 21A.25.0.30.B.23.c). Zoning variance to reduce the driveway setback from 20 feet required to 15.5 feet (SMC 21A.25.030.B.7). The setback reductions are to allow the construction of an extension to the existing garage to adequately fit cars for off-street parking. The existing single-family residence is located at 4293 East Lake Sammamish Shore Lane SE, Sammamish, WA 98075. (Parcel Identification Number 1724069003).

The site is encumbered with the following critical areas: Erosion Hazard Area, Shoreline Residential Designation, Seismic Hazard Area, Class 3 Critical Aquifer Recharge Area. A Zoning Variance may be granted subject to the conditions outlined in Sammamish Municipal Code 21A.110.030.

Link to Online Application Documents: https://spaces.hightail.com/space/xD4F551m3g



Project Location: 4293 East Lake Sammamish Shore Lane SE, Sammamish, WA 98075. (Parcel Identification Number 1724069003).
Applicant's Agent: Sam Dahl, Nimb1e Design, LLC, 4329 4th Ave NW, Seattle, WA 98107
Applicant's Agent Contact: P: (425) 281-6924, E: samuel.dahl@gmail.com
Public Comment Period: July 30 through August 20, 2021 at 5:00 p.m.
Planning Project Manager: Mark Newman, Associate Planner, mnewman@sammamish.us

During the public comment period, comments may be sent to the Planning Project Manager in writing or via email.
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. 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.

Environmental Documents Available for Review: Project Narrative, Critical Areas Affidavit, Plan Set, Boundary and Topo Survey

State Environmental Policy Act (SEPA) Review: Based on the submitted application, and available information, the City anticipates issuing a Determination of Non-Significance (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.