

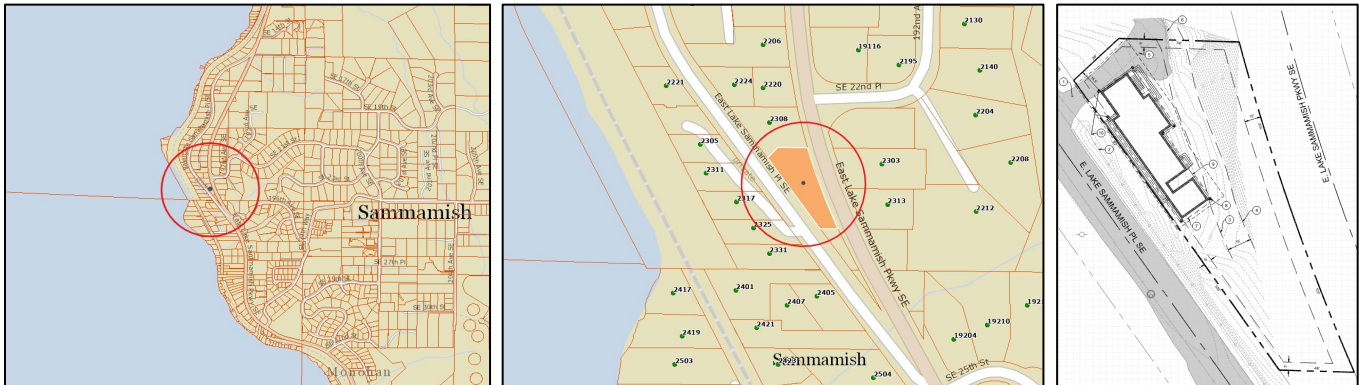


**NOTICE OF APPLICATION
ZONING VARIANCE
ZONV2023-00932 BMINARD SETBACK VARIANCE**

Date of Application: December 28, 2023
Date of Completeness Determination: January 25, 2024
Date of Notice: February 7, 2024

PROJECT DESCRIPTION: The applicant is seeking a zoning variance 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. The subject property is zoned R-4 that is 0.36 acres in size and heavily encumbered by Landslide Hazard Area and its associated buffers. A Zoning Variance may be granted if the applicant demonstrates that the provisions outlined in SMC 21.09.100.C. have been met.

Link to Online Application Documents: <https://spaces.hightail.com/space/NSHZxF2EWO>



Project Parcel Number: 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

Public Comment Period: February 7, 2024, through February 28, 2024, at 5:00 p.m.
City Project Manager: : Jasvir Singh, P: 425-295-0506, E: JSingh@sammamish.us

During the Public Comment Permit, comments may be sent to the City Project Manager, in writing or via email. 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 Sammamish City Hall during normal business hours, Monday through Friday, 8:30 a.m. to 5:00 p.m.:

City of Sammamish City Hall, Permit Center
801 228th Avenue SE
Sammamish, Washington 98075

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.

Documents Available for Review: Project Narrative, Plan Set, Criteria Compliance Narrative, and Title Report.
State Environmental Policy Act (SEPA) Review: Zoning variances are exempt from the provisions of SEPA pursuant to WAC 197-11-800(6) (e).