

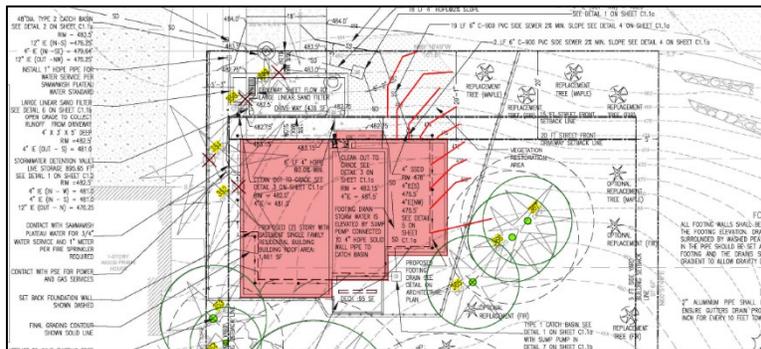
**NOTICE OF DECISION**  
**210XX NE 15TH STREET RESIDENCE (REASONABLE USE EXCEPTION)**  
**FILE NO.: RUE2021-00345**

**DATE OF NOTICE:** August 31, 2022

**APPEAL PERIOD:** August 31, 2022 to September 21, 2022 at 5:00 p.m.

**NOTICE IS HEREBY GIVEN** that on August 31, 2022, the City of Sammamish Department of Community Development issued a decision for the 210XX NE 15TH STREET RESIDENCE Reasonable Use Exception. The applicant proposed a Reasonable Use Exception to construct a new single-family residence and associated infrastructure located within the northwestern corner of the property. The property is encumbered by erosion hazard areas, landslide hazard areas, and associated buffers. The proposed development will result in approximately 1,992 square feet of impervious surface, including a building footprint of 1,258 square feet. The City evaluated the reports and items submitted by the applicant in support of the proposal, and issued an approval with conditions. A copy of the Decision and Exhibits can be found here:

<https://spaces.hightail.com/space/fl6hnNBhNs>.



**Project Location:** 210XX NE 15<sup>th</sup> St, Sammamish, WA 98074 (Parcel No.: 357530-5470)

**Applicant/Owner:** Yu Wang (PM Architecture), 5638 E Mercer Island Way, Mercer Island, WA 98040 (P) 206-353-5968, (E) [yuwang.pma@comcast.net](mailto:yuwang.pma@comcast.net)

**SEPA Threshold Determination:** The proposed action is exempt from the provisions of SEPA pursuant to WAC 197.11.800(6) and WAC 197.11.800(1).

**Environmental Documents:** Preliminary Project Plans, Arborist Report, Critical Areas Report, Geotechnical Report, and a Preliminary Technical Information Report.

**Date of Application:** April 11, 2021

**Date of Completeness:** April 28, 2021

**Date of Notice of Application:** May 10, 2021

**City Project Manager:** Jasvir Singh, P: 425-295-0506, E: [JSingh@sammamish.us](mailto:JSingh@sammamish.us). Address: City of Sammamish City Hall, 801 228<sup>th</sup> Avenue SE, Sammamish, Washington 98075.

**Appeal Period:** This decision may be appealed to the City of Sammamish Hearing Examiner pursuant to the provisions of the Sammamish Municipal Code (SMC) 20.10.080 and 20.15.130. Appeals must be submitted in writing with the appropriate filing fee and received by 5:00 p.m. on the last day of the appeal period at City Hall, located at 801 228<sup>th</sup> Ave SE, Sammamish, WA, 98075. Appeal instructions are available at City Hall or are available upon request at (425) 295-0500. Please direct comments to the Staff Project Planner.

*Inquiries regarding the application, 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, Monday through Friday, 8:30 a.m. to 5:00 p.m. 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.*