



November 3, 2015

**RE: ELLSWORTH SHORT PLAT, LAND 2014 01966; SEPA-2014-01967
Appeal Hearing before the Hearing Examiner**

Heather,

Please find included for your files:

Appeal Hearing Notice

Certification of Appeal Notice

Please let me know if you need anything further for this matter.

Thank you,

CITY OF REDMOND
MICHELLE M. HART, MMC, City Clerk *M*

A handwritten signature in blue ink that reads "Cheryl Xanthos".

CHERYL XANTHOS, Deputy City Clerk



Certification of Appeal Notice

FILE: Ellsworth Short Plat

NO.: LAND-2014-01966; SEPA-2014-01967

CERTIFICATE OF MAILING

A Notice of an Appeal Hearing to be held on November 20, 2015, was sent to the Parties of Record whose name and addresses appear below and on the attached list by first class mail, or interoffice mail for City Staff, on or before November 6, 2015.

I hereby certify under penalty of perjury under the laws of the State of Washington that the foregoing is true and correct.

Signed: M. Hart

Title: City Clerk

Date: November 3, 2015

Place: King County - Redmond

PARTIES TO THE APPEAL:

APPLICANT:

Matt Perkins
 Quadrant Corp.
 14725 NE 36th St. Suite 200
 Bellevue, WA 98006

REPRESENTATIVE:

Courtney Flora
 McCullough Hill Leary PS
 701 Fifth Avenue, Suite 6600
 Seattle, WA 98104

CITY STAFF:

Heather Maiefski
 Planner
 MS: 2SPL
 425-556-2437
 hmaiefski@redmond.gov

APPELLANT:

Leonard Steiner
 13239 NE 100th St.
 Kirkland, WA 98033

CITY OF REDMOND NOTICE OF APPEAL HEARING**PROJECT INFORMATION**

PROJECT NAME: ELLSWORTH FILE NUMBER: LAND-2014-01966 & SEPA-2014-01967

PROJECT DESCRIPTION: 8-LOT SHORT PLAT SUBDIVISION IN RIN ZONE

PROJECT LOCATION: NE 100TH STREET AND 1134TH AVE NE

SITE ADDRESS, IF APPLICABLE: N/A PARCEL NUMBER: 0325059100

NEIGHBORHOOD: WILLOWS/ROSE HILL

SIZE OF SUBJECT AREA IN ACRES: 1.53 SQ.FT. 0

PROCESS TYPE: TYPE II, APPEAL OF TECHNICAL COMMITTEE DECISION

CITY CONTACT INFORMATION

PROJECT PLANNER NAME: HEATHER MAIEFSKI

PHONE NUMBER: 425-556-2437

EMAIL: HMAIEFSKI@REDMOND.GOV

REGULATORY INFORMATIONZONING: RIN COMPREHENSIVE PLAN DESIGNATION: SINGLE-FAMILY URBAN CONSISTENT WITH COMPREHENSIVE PLAN: YES
APPLICABLE DEVELOPMENT REGULATIONS: REDMOND MUNICIPAL CODE & ZONING CODE**IMPORTANT DATES**

APPLICATION DATE: NOVEMBER 3, 2014

NOTICE OF APPLICATION ISSUED DATE: DECEMBER 8, 2014

SEPA ISSUED DATE: MARCH 27, 2015

SEPA APPEAL DATE: APRIL 23, 2015

NOTICE OF DECISION ISSUED DATE: SEPTEMBER 21, 2015 NOTICE OF DECISION APPEAL DATE: OCTOBER 5, 2015

APPEAL HEARING DATE & TIME: NOVEMBER 20, 2015 AT 10AM

PLACE: CITY COUNCIL CHAMBERS, CITY HALL 15670 NE 85TH STREET, REDMOND WA 98052

BY: HEARING EXAMINER, SHARON RICE, THE OFFICES OF SHARON RICE HEARING EXAMINER, PLLC

DATE OF NOTICE: NOVEMBER 6, 2015

ATTENDANCE AT APPEAL HEARINGS: PER RZC 21.76.060(1) THE APPELLANT, APPLICANT, OWNER(S) OF PROPERTY SUBJECT TO THE APPLICATION, AND THE CITY SHALL BE DESIGNATED PARTIES TO THE APPEAL. EACH PARTY MAY PARTICIPATE IN THE APPEAL HEARING BY PRESENTING TESTIMONY OR CALLING WITNESSES TO PRESENT TESTIMONY. ALL INTERESTED PERSONS ARE INVITED TO ATTEND THE HEARING ON **NOVEMBER 20, 2015** TO OBSERVE THE PROCEEDINGS. INTERESTED PERSONS, GROUPS, ASSOCIATIONS, OR OTHER ENTITIES WHO HAVE NOT APPEALED MAY PARTICIPATE ONLY IF CALLED BY ONE OF THE PARTIES TO PRESENT INFORMATION. THE HEARING EXAMINER'S RESOLUTION OF THIS APPEAL MAY RESULT IN MODIFICATION OF PROJECT CONDITIONS.

INFORMATION AVAILABLE: A COPY OF THE STAFF REPORT TO THE HEARING EXAMINER, IF SUCH A REPORT IS PREPARED, WILL BE AVAILABLE FOR REVIEW AT LEAST 7 DAYS PRIOR TO THE HEARING, AND COPIES WILL BE PROVIDED AT THE REQUESTOR'S COST. THE REPORT WILL ALSO BE AVAILABLE AT WWW.REDMOND.GOV/GOVERNMENT/HEARINGEXAMINER. THE APPLICATION AND ALL DOCUMENTS FILED BY THE APPELLANT ARE AVAILABLE FOR INSPECTION OR COPYING (AT THE COST OF THE REQUESTOR) AND ARE ON FILE IN THE DEVELOPMENT SERVICES CENTER DURING BUSINESS HOURS; AND IS LOCATED AT 15670 NE 85TH STREET, REDMOND, WA 98073-9710 (425-556-2473).

PUBLIC HEARING INFORMATION AVAILABLE: FOLLOWING THE HEARING TO BE HELD ON **NOVEMBER 20, 2015**, A COPY OF THE HEARING EXAMINER'S DECISION WILL BE SENT TO PARTIES OF RECORD TO THE APPEAL AND CAN BE OBTAINED BY CONTACTING THE OFFICE OF THE HEARING EXAMINER, CITY OF REDMOND, MS: 3NFN, P.O. BOX 97010, REDMOND, WA 98073-9710. PHONE: 425-556-2191, AND WILL BE AVAILABLE AT WWW.REDMOND.GOV/GOVERNMENT/HEARINGEXAMINER. THE APPEAL PROCEDURES WILL BE SET FORTH IN THE HEARING EXAMINER'S REPORT ISSUED IN THIS MATTER. IF YOU ARE HEARING OR VISUALLY IMPAIRED, NOTIFY THE OFFICE OF THE HEARING EXAMINER AT 425-556-2191 ONE WEEK IN ADVANCE OF THE HEARING IN ORDER TO BE PROVIDED ASSISTANCE.

CITY CONTACT INFORMATION

PROJECT PLANNER NAME: HEATHER MAIEFSKI

PHONE NUMBER: 425-556-2437

EMAIL: HMAIEFSKI@REDMOND.GOV



VICINITY MAP



LAND201401966HM
ANDERSON MARY F
15516 105TH AVE NE
BOTHELL, WA 98011

LAND201401966HM
AROYA ISHAI BEN+TAMMY BEN A
13232 NE 97TH ST
REDMOND, WA 98052

LAND201401966HM
BONEWITS MICHAEL
PO BOX 931
KIRKLAND, WA 98083

LAND201401966HM
BOYLAN CHRISTOPHER JOSEPH
13443 NE 100TH ST
KIRKLAND, WA 98033

LAND201401966HM
BURNSTEAD CONSTRUCTION, LLC
11980 NE 24TH ST STE 200
BELLEVUE, WA 98005

LAND201401966HM
CAIRNS GEOFFREY & SANDRA
13338 NE 97TH ST
REDMOND, WA 98052

LAND201401966HM
Current Resident
13405 NE 100TH ST
KIRKLAND, WA 98033

LAND201401966HM
Current Resident
9738 132ND AVE NE
KIRKLAND, WA 98033

LAND201401966HM
Current Resident
9810 132ND AVE NE
KIRKLAND, WA 98033

LAND201401966HM
Current Resident
9822 132ND AVE NE
KIRKLAND, WA 98033

LAND201401966HM
Current Resident
13221 NE 100TH ST
KIRKLAND, WA 98033

LAND201401966HM
Current Resident
13231 NE 100TH ST
KIRKLAND, WA 98033

LAND201401966HM
Current Resident
13239 NE 100TH ST
KIRKLAND, WA 98033

LAND201401966HM
Current Resident
13241 NE 100TH ST
KIRKLAND, WA 98033

LAND201401966HM
Current Resident
13441 NE 100TH ST
KIRKLAND, WA 98033

LAND201401966HM
Current Resident
10032 134TH AVE NE
KIRKLAND, WA 98033

LAND201401966HM
Current Resident
13404 NE 100TH ST
KIRKLAND, WA 98033

LAND201401966HM
Current Resident
13418 NE 100TH ST
KIRKLAND, WA 98033

LAND201401966HM
Current Resident
13450 NE 100TH ST
KIRKLAND, WA 98033

LAND201401966HM
Current Resident
10033 136TH AVE NE
KIRKLAND, WA 98033

LAND201401966HM
Current Resident
13416 NE 97TH ST
REDMOND, WA 98052

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Current Resident
13216 NE 100TH ST
KIRKLAND, WA 98033

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DEPOY JAMES J+CAROL BETH
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KIRKLAND, WA 98033

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DIME LARRY+PAULA
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DOUGAN STEVEN P JR
13455 NE 100TH ST
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ELLSWORTH THOMAS A+MELISSA
305 289TH PL NE
CARNATION, WA 98014

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FANNING MICHAEL C+DENISE
13424 NE 97TH ST
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LAND201401966HM
GANGULA PRATHAP+LEYLA Z MIR
13238 NE 97TH ST
REDMOND, WA 98052

LAND201401966HM
GERMEAUX RON R+SHELLEY
13340 NE 97TH ST
REDMOND, WA 98052

LAND201401966HM
HONIG ANDREW+MOLLYKELLEHER
13422 NE 97TH ST
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ATTACHMENT 9

LAND201401966HM
JOSEPH KRISTINE LYNNE
13410 NE 100TH ST
KIRKLAND, WA 98033

LAND201401966HM
KING DAVID D
10020 134TH AVE NE
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KOHNER CHRISTOPHER J+GREMO
13328 NE 97TH ST
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LAND201401966HM
LAKE ROBERT
13444 NE 100TH ST
KIRKLAND, WA 98033

LAND201401966HM
LANGFORD WILLIAM J
13437 NE 100TH ST
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LANGOUT MICHAEL F+MOLLIE L
13326 NE 97TH ST
REDMOND, WA 98052

LAND201401966HM
LANKEROVICH IZABELLA
13236 NE 97TH ST
REDMOND, WA 98052

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LUBER PAUL BRANDON+JOHNSON
13330 NE 97TH ST
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MARTIN KELLY W+LANELLE L CA
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MCNEILLY-MARK R+MEAGAN A
13428 NE 97TH ST
REDMOND, WA 98052

LAND201401966HM
MEYERS MAX J+SHELLY R
13426 NE 100TH ST
KIRKLAND, WA 98033

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MORROW ALAN L
9730 132ND AVE NE
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MUSNICK DAVID J
13322 NE 97TH ST
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PO BOX 2788
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PERRY GILBERT
1321 NE 100TH ST
REDMOND, WA 98033

LAND201401966HM
PERRY GILBERT
4501 PINE TREE DR
SIERRA VISTA, AZ 85635

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QUADRANT CORPORATION
14725 SE 36TH ST #200
BELLEVUE, WA 98006

LAND201401966HM
RCC
13332 NE 97TH ST
REDMOND, WA 98033

LAND201401966HM
RIVARD JAMES R
534 32ND AVE S
SEATTLE, WA 98144

LAND201401966HM
ROWAN TREE CHURCH
9724 132ND AVE NE
KIRKLAND, WA 98013

LAND201401966HM
SCHWINDT CAROL J
9714 132ND AVE NE
KIRKLAND, WA 98033

LAND201401966HM
SHORT THOMAS JR+ANDREA
540 8TH AVE
KIRKLAND, WA 98033

LAND201401966HM
ST GEORGES COPTIC ORTH CHUR
PO BOX 876
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LAND201401966HM
STEINER MARILYN K
13239 NE 100TH
KIRKLAND, WA 98033

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STILLWELL RICHARD J
9744 132ND AVE NE
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LAND201401966HM
STUMPF DAN RYAN
10039 136TH AVE NE
KIRKLAND, WA 98033

LAND201401966HM
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13418 NE 100TH
KIRKLAND, WA 98033

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VALLAS ANDREW J+SARA E
13336 NE 97TH ST
REDMOND, WA 98033

LAND201401966HM
WARDWELL THOMAS J+JUDY L
13231 NE 100TH
KIRKLAND, WA 98033

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WOLANSKI RUSSELL T
13456 NE 100TH ST
KIRKLAND, WA 98033

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ZONNEFELD ROGER
13405 NE 100TH
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PARTIES OF RECORD BELOW

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One email, no site address

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