

Notice of Application



CITY OF
ISSAQUAH
WASHINGTON

Development Services Department
1775 12th Ave. NW, P.O. Box 1307
Issaquah, WA 98027
425-837-3100 DSD@issaquahwa.gov

Project Name: Gateway Apartments

Application: May 1, 2015

Application Complete: May 1, 2015

Notice of Application: May 15, 2015

Public Comment Period Ends:

(See Public Comment below for more information)

Public Hearing Date:

Not Yet Scheduled

(Additional notice will be provided)

PROJECT INFORMATION

File Number(s): SDP15-00002

Project Description: Construction of a 400-unit residential development with 16 3-story buildings and 2 5-story buildings and a clubhouse on 29.85 acres. Project also includes a public neighborhood park and multi-use trail. (See attached Site Plan)

Project Location: 2290 Newport Way NW, Issaquah, WA 98027
(See attached Vicinity Map)

Size of Subject Area in Acres: 29.85 Sq. Ft.: 1,300,266

Applicant: Bethany Madsen, VIA Architecture

Decision Maker: Development Commission (Level 3 – see attached flow chart)

Required Permits: Site Development Permit, Administrative Adjustment of Standards, SEPA

Required Permits, Not Part of this Application: Building Permit, Site Work Permit, Landscape Permit

Required Studies: Wetlands, Traffic, Tree Health/Arborist Report

Existing Environmental Documents Relevant to this Application: Environmental Checklist, Geotechnical Report, Critical Areas Report, Stormwater Report

REGULATORY INFORMATION

Zoning: VR – Village Residential

Comprehensive Plan Designation: Multi-family Residential

Consistent With Comprehensive Plan: Yes

Preliminary Determination of the Development Regulations that will be used for Project Mitigation and Consistency: [Central Issaquah Development & Design Standards](#), [Issaquah Land Use Code](#), [Central Issaquah Plan](#), [Comprehensive Plan](#) (Online at: issaquahwa.gov/codes_and_plans)

PUBLIC COMMENT

The application, with full size plans, is available for review at the Permit Center, City Hall Northwest, 1775 12th Avenue NW (next to Holiday Inn and behind Lowe's), 9 am – 5 pm. An appointment with the Project Planner is suggested.

Although comments are accepted up until the final decision is issued, submittal of comments during the Public Comment Period will ensure comments are considered prior to issuing a decision and will allow staff and/or the applicant to address comments as early in the process as possible.

Written comments are due by 5:00 pm on the Public Comment Period date noted above to:

Development Services Department
P.O. Box 1307, Issaquah, WA 98027

Or by e-mail to the Project Planner noted below.

To receive further public notices on this project please provide your name, address, and e-mail to the Project Planner and request to become a Party of Record.

Notice is required to be provided to property owners within 300 feet of the site and to Parties of Record. Please share this notice with others in your neighborhood who may be interested in this project. Property owner, Mortgagee, Lien Holder, Vendor, Seller, etc., please share this notice with tenants and others who may be interested in this project.

CITY CONTACT INFORMATION

Project Planner: Amy Tarce, Senior Planner

Phone Number: 425-837-3097

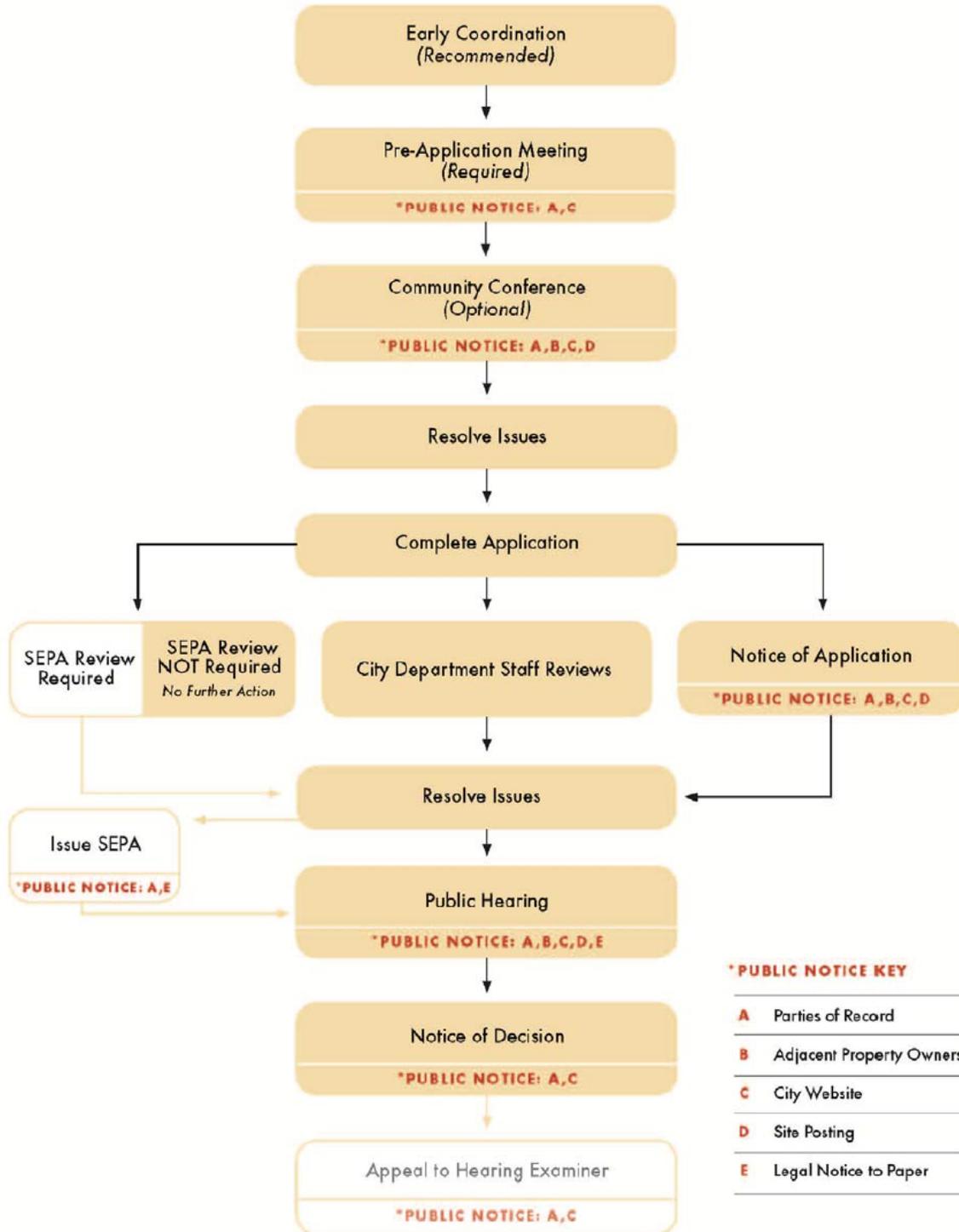
E-Mail: amyt@issaquahwa.gov

Development Services Department:

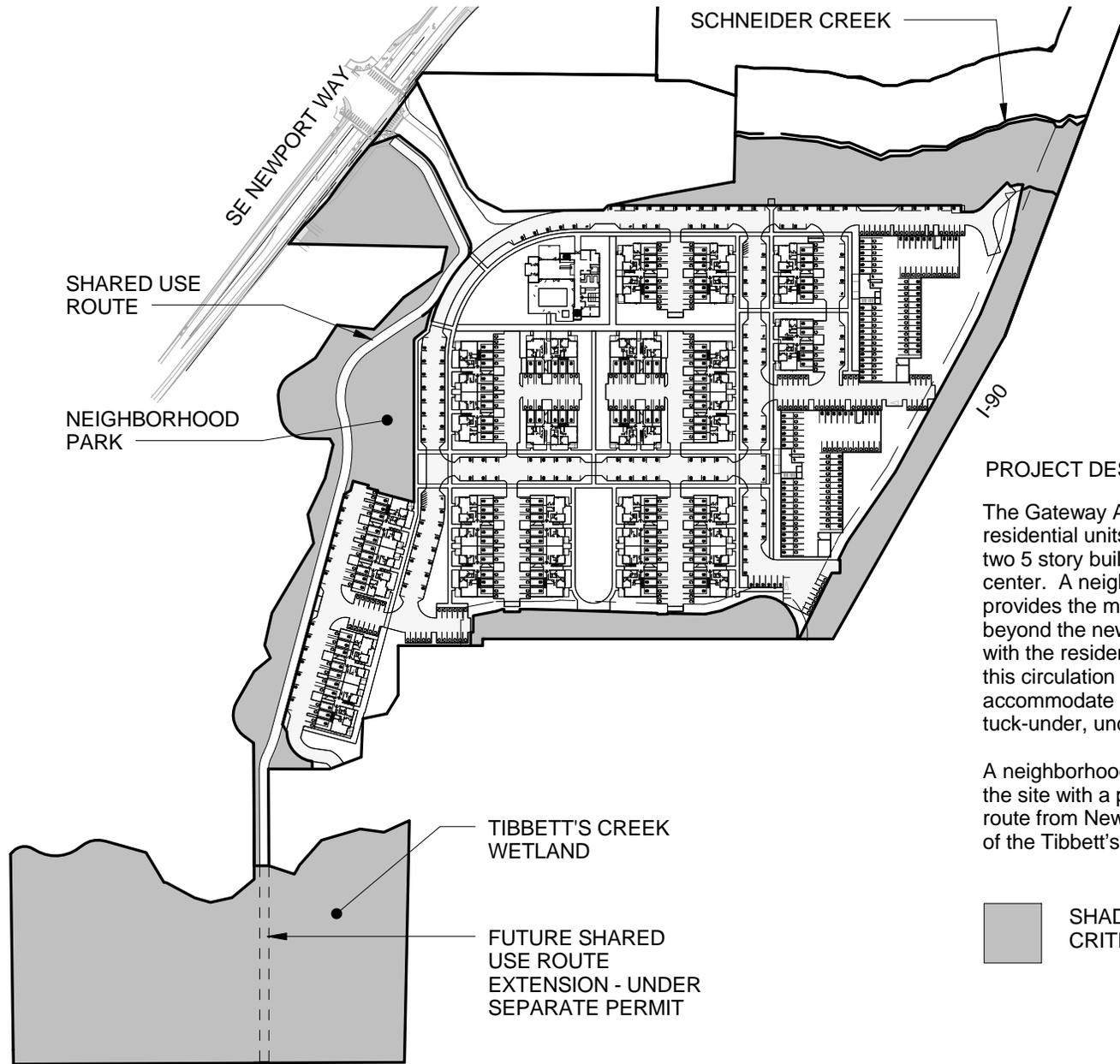
Phone Number: 425-837-3999

E-Mail: DSD@issaquahwa.gov

LEVEL 3 PERMIT PROCESS



- *PUBLIC NOTICE KEY**
- A** Parties of Record
 - B** Adjacent Property Owners
 - C** City Website
 - D** Site Posting
 - E** Legal Notice to Paper



PROJECT DESCRIPTION

The Gateway Apartments consists of 400 residential units in 16 three story buildings and two 5 story buildings with a resident community center. A neighborhood street loop road provides the main circulation through the site beyond the new signal on Newport Way NW with the residential buildings organized around this circulation facility. The site will accommodate approximately 680 vehicles with tuck-under, under-building, and surface parking.

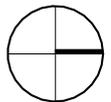
A neighborhood park will be at the south end of the site with a publicly available shared use route from Newport Way to the western edge of the Tibbett's creek wetland.

SHADED HATCH INDICATES CRITICAL AREAS

GATEWAY APARTMENTS: SITE PLAN



VIA Architecture
1809 Seventh Ave, Ste 800
Seattle, WA 98101



OWNER

**THE WOLFF
COMPANY**

