

AFFIDAVIT OF SERVICE OF MAILING

State of Washington)
County of King)
City of Issaquah)

Kathe Geyer, being first duly sworn, upon oath, deposes and states:

That on the 21st day of October, 2015, I deposited in the mail of the United States a sealed envelope containing a public hearing notice, decision or recommendation with postage prepaid addressed to the adjacent property and/or parties of record in the below entitled application or petition.

SH015-00014, ASDP15-00009
Notice of Application & Notice of Shoreline Public Mtg.
Crescent Drive Duplex 11/3/2015
68 envelopes mailed

Kathe Geyer
Signed by

SUBSCRIBED AND SWORN to before me this 21st day of October, 2015



Lisa D Laine
Notary Public in and for the State of Washington
residing at Sammamish, therein.



October 22, 2015

NOTICE OF APPLICATION
and
Notice of Shoreline Public Meeting
Crescent Drive Duplex
220 NE Crescent Drive
SHO15-00014, ASDP15 - 00009

Dear Interested Property Owner:

The City of Issaquah Development Services Department is providing a Notice of Application and Notice of a Shoreline Public Meeting for a proposal to construct a new 2-unit residential duplex. The proposal requires an Administrative Site Development Permit (ASDP) and a Shoreline Substantial Development Permit (SHO).

A Shoreline Public Meeting is scheduled for Tuesday, November 3, 2015 at 7:00 P.M. in the Pickering Room at City Hall NW, located at 1775 12th Ave NW.

Project Description: Construct a new 2-unit residential duplex. Existing structures on the site have been removed; including a manufactured home, carport and outbuilding.

The East Fork of Issaquah Creek is located across NE Crescent Drive from the subject site, but the 100-foot stream buffer extends onto the west portion of the site. The proposed duplex is located outside the 100-foot stream buffer, but part of the building would extend into the 15-foot building setback from the buffer.

Location: 220 NE Crescent Drive

Comment Period: There is a 30-day comment period for the Shoreline Permit; from October 22, 2015 to 5:00 P.M. November 20, 2015. Please send comments to: Peter Rosen, City of Issaquah, P.O. Box 1307, Issaquah, WA. 98027, or by e-mail: peterr@issaquahwa.gov.

All comments received will be documented in the project file.

Date of Application: August 14, 2015

Complete Application: August 21, 2015

Date of Notice of Application: October 22, 2015

Information Available for Review: Application materials and plans are available for review at the Issaquah Development Services Department and the Permit Center, City Hall Northwest, 1775 12th Avenue NW, Issaquah (next to Holiday Inn and behind Lowe's).

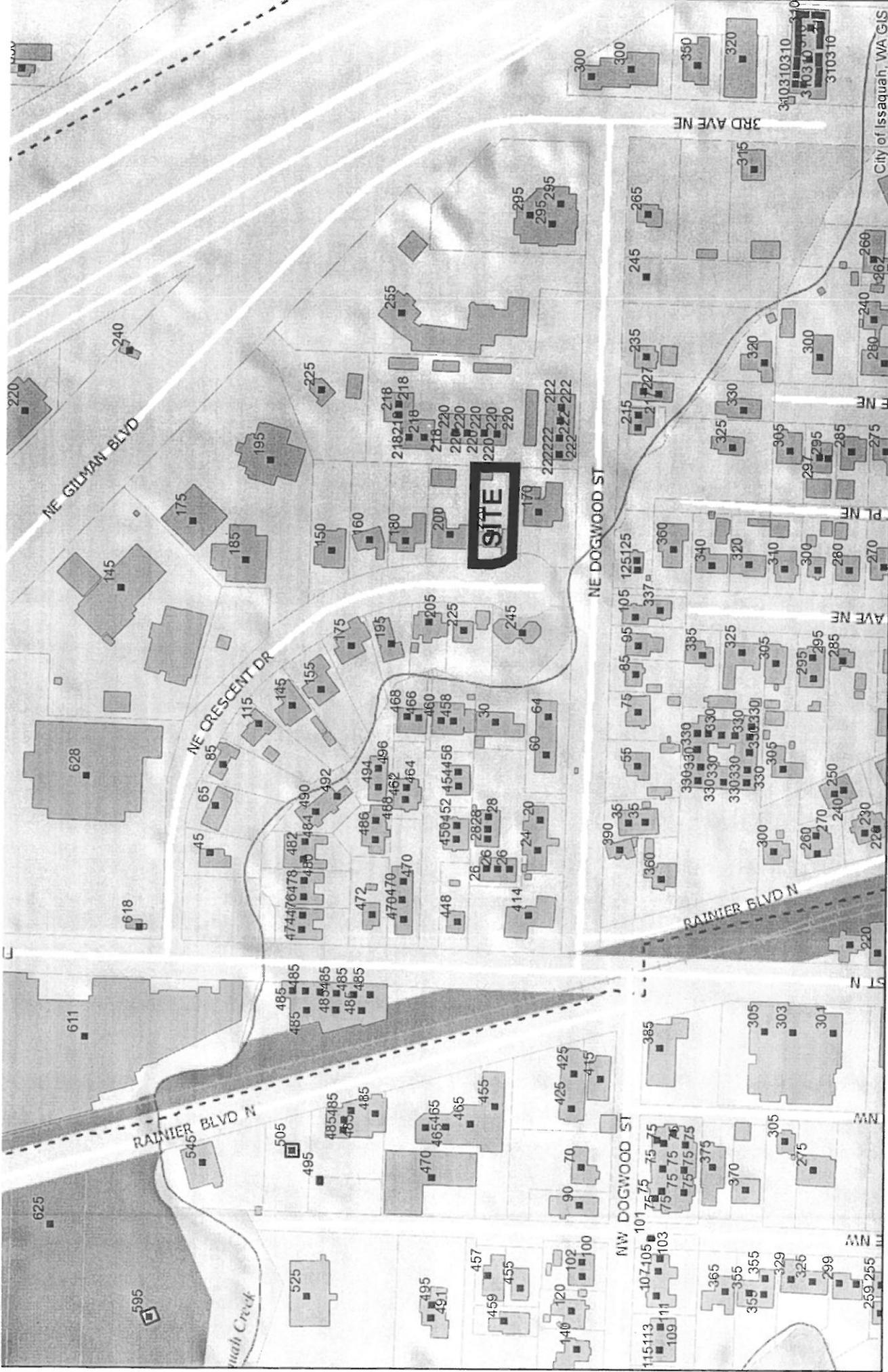
If you would like additional information regarding this application or have questions or comments, please contact Peter Rosen at (425) 837-3094 or by email at peterr@issaquahwa.gov. You may also request to be a party of record to receive information and the notice of decision on this proposal.

Sincerely,
DEVELOPMENT SERVICES DEPARTMENT

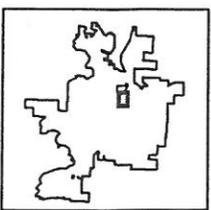
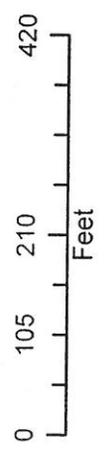


Peter Rosen
Senior Environmental Planner

Enclosures: Vicinity Map, Site Plan



VICINITY MAP

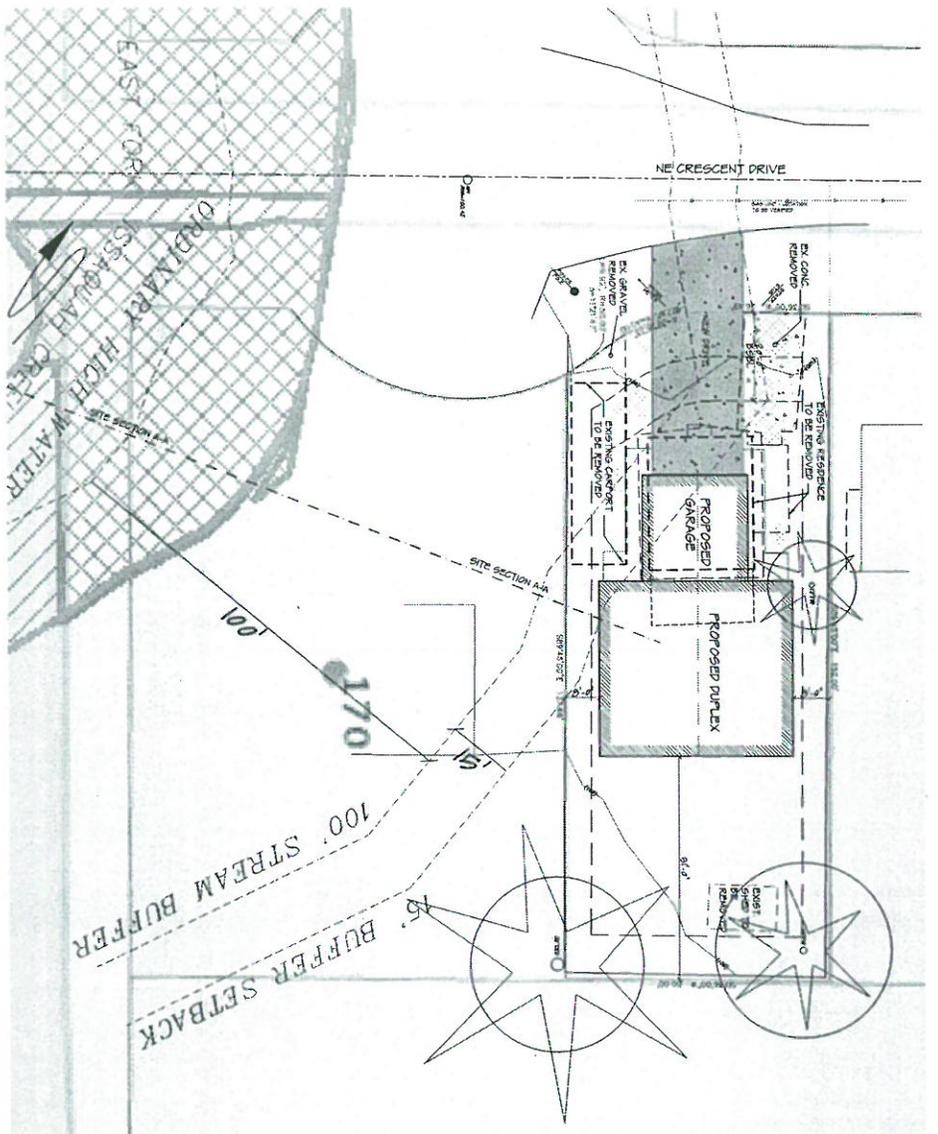


DISCLAIMER: These maps and other data are for informational purposes and have not been prepared for, nor are they suitable for, legal, surveying, or engineering purposes. Users of this information should review or consult the primary data and information sources to ascertain the usability of the information. The City of Issaquah makes no warranty or guarantee as to the content, accuracy, timeliness, or completeness of any of the data provided, and assumes no legal responsibility for the information contained hereon.



CITY OF
ISSAQUAH
GEOGRAPHIC
INFORMATION SYSTEMS

10/19/2015



SITE PLAN- 220 NE CRESCENT DRIVE

SCOPE OF WORK:

CONSTRUCT NEW DUPLEX RESIDENCE

PROPERTY INFORMATION:

PARCEL #: 0075100002200
 ADDRESS:
 220 NE CRESCENT DRIVE
 ZONING: SF-D
 LOT AREA: 9,290 SF

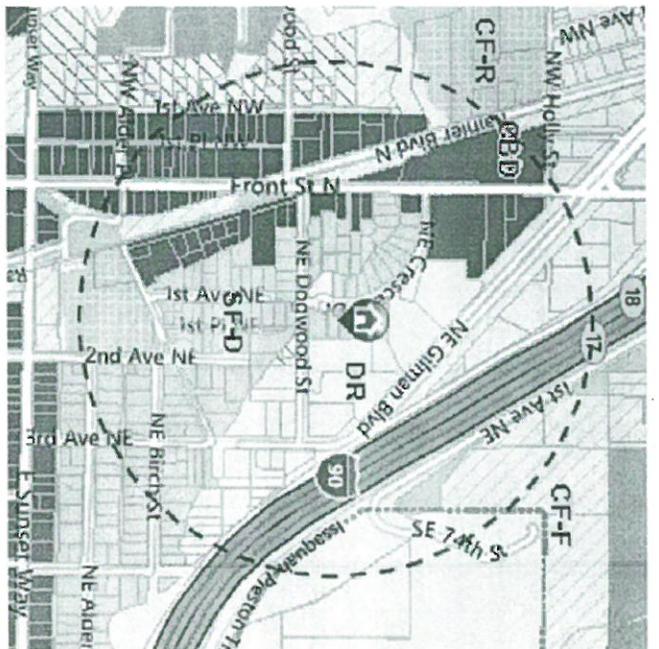
LEGAL DESCRIPTION:

AHD ACP PP ACT 39910197 MOBILE HOME LOT 1 CITY OF BSAQUAH ST 76-03 REG A1 #700170449 50 SF PA1 - LOT 9 BLK 2 LESS N TO FT THOR - MH

INTERVIOUS SURFACE COVERAGE:

(E) HOUSE + OH	1650
(E) DECK	241
(E) SHED	160
(E) CARPORT	516
(E) GRAVEL DRIVE	816
(E) CONC DRIVE	300
(E) TOTAL	2460
LOT AREA	9290
(E) INTERVIOUS	0.27
NEW HOUSE + OH	2670
NEW DRIVE	729
NEW INTERVIOUS	0.29
PROPOSED INTERVIOUS	0.30

SETBACKS:
 FRONT: 10'
 REAR: 10'
 SIDEYARD: 6'
 MAX HT: 35' TO RIDGE
 LOT COVERAGE: 90%
 INTERVIOUS: 90%



220 NE CRESCENT DRIVE NARRATIVE
 220 NE CRESCENT DRIVE IS LOCATED ON A DEAD-END STREET A SHORT DISTANCE EAST OF FRONT STREET CLOSE TO THE STAPLES STORE. THERE ARE SEVERAL DIFFERENT LAND USES WITHIN THE 1000 FOOT RADIUS OF THIS PROPERTY INCLUDING: MIXED USE TO THE NORTH AND THE WEST, COMMUNITY FACILITIES TO THE SOUTH AND THE EAST. MULTI-FAMILY TO THE EAST AND LOW-DENSITY RESIDENTIAL SURROUNDING IT. THIS PROPERTY ORIGINALLY HAD A MANUFACTURED HOME, CARPORT AND A SMALL OUT BUILDING ON IT, ALONG WITH A CONCRETE DRIVEWAY AND WALK-WAYS. THE MANUFACTURED HOME, THE CARPORT AND THE OUT BUILDING HAVE BEEN REMOVED. THE PLAN IS TO CONSTRUCT A NEW TWO-STORY, TWO-UNIT RESIDENCE ON THE PROPERTY. THE NEW BUILDINGS WILL HAVE SINGLE CAR GARAGES, PAVED DRIVEWAYS AND PAVED WALK-WAYS TO THE FRONT DOOR. THE FRONT YARD LANDSCAPING WILL HAVE A MIX OF NATIVE PLANTS AND TREES.



SCALE: 1"=20'-0"

BARNES FORREST+PHARY
1243 NW 20TH AVE
ALBANY, OR 97321

RAMQUIST JOHN FREDERICK+JES
195 NE CRESCENT DR
ISSAQUAH, WA 98027

DELSON LINDA R
218 NE DOGWOOD ST #A302
ISSAQUAH, WA 98027

ZUBER DANA LYNN
125 1/2 DOGWOOD ST
ISSAQUAH, WA 98027

TAYLOR FRANKLIN W+SHANNON T
200 NE CRESCENT DR
ISSAQUAH, WA 98027

YARNTON PAUL W & CYNTHIA
21801 NE 20TH WAY
REDMOND, WA 98053

WOLLE ANGELA+LAW CATHLYNN
150 NE CRESCENT DR
ISSAQUAH, WA 98027

SPANKE STEPHEN F & LOUISE
200 WYNDEMERE CIRCLE #E-228
WHEATON, IL 60187

BROWN JESSE+CARRIER SARAH
220 NE DOGWOOD ST #B-101
ISSAQUAH, WA 98027

ALVES DEREK S+KELLEY M
155 NE CRESCENT DR
ISSAQUAH, WA 98027

CARLSON ZACHARY+FERRAND LEA
205 NE CRESCENT DR
ISSAQUAH, WA 98027

BILLER JENNIFER
220 NE DOGWOOD ST #B-102
ISSAQUAH, WA 98027

PEREIRA STEPHEN M
170 NE DOGWOOD ST
ISSAQUAH, WA 98027

UOMOTO MURRAY+TSURU
21-27 YAMANOTERA 2 CHOME IZUMI
-KU SENDAI 981-3103
, WA 00000

DEFARBUS TIFFANY LYNN+YANN
220 NE DOGWOOD ST #B-104
ISSAQUAH, WA 98027

MILLER MICHAEL SEAN
17108 SE 29TH CT
BELLEVUE, WA 98008

GOLDBLOOM ELLEN
21128 SE 5TH ST
SAMMAMISH, WA 98074

GRIMES JEFFREY+JANA M
220 NE DOGWOOD ST #B-302
ISSAQUAH, WA 98027

MATTISON LORENA
17403 NE 45TH ST #152
REDMOND, WA 98052

HICKS SHARLEEN
218 NE DOGWOOD ST #A101
ISSAQUAH, WA 98027

VIDAL JOE REINHARD HERMAN+D
220 NE DOGWOOD ST #B204
ISSAQUAH, WA 98027

LALANNE JOHN P+APRIL D
175 NE CRESCENT DR
ISSAQUAH, WA 98027

HANEY CYNTHIA
218 NE DOGWOOD ST #A201
ISSAQUAH, WA 98027

CARPENTER SAM S III
220 NE DOGWOOD ST #B301
ISSAQUAH, WA 98027

GOODWIN CRAIG F
17766 NE 90TH ST #R288
REDMOND, WA 98052

NEWMAN ANDREW
218 NE DOGWOOD ST #A202
ISSAQUAH, WA 98027

BERNTSON HAN
220 NE DOGWOOD ST #B303
ISSAQUAH, WA 98027

SELVIDGE CYNTHIA
180 NE CRESCENT DR
ISSAQUAH, WA 98027

SANTIAGO IRWAN
218 NE DOGWOOD ST #A203
ISSAQUAH, WA 98027

KERR KENT P
220 NE DOGWOOD ST #B304
ISSAQUAH, WA 98027

OU JIAQI
220 NE DOGWOOD ST 103
ISSAQUAH, WA 98027

DOWDELL ROBERT W+KENNETH+PA
222 NE DOGWOOD ST #C304
ISSAQUAH, WA 98027

BOMGARDNER SHAWN C+BECKY R
335 1ST AVE NE
ISSAQUAH, WA 98027

THOMPSON EUGEAN
220 NE DOGWOOD ST B202
ISSAQUAH, WA 98027

FISCHER GEOFF
225 NE CRESCENT DR
ISSAQUAH, WA 98027

MYRON KIMBERLY+DAVID
337 1ST AV NE
ISSAQUAH, WA 98027

MARTIN JOHN R
222 NE DOGWOOD #C-101
ISSAQUAH, WA 98027

JENNESKENS TED+GINA
22946 SE 53RD ST
ISSAQUAH, WA 98029

GRANT ELIZABETH K
340 1ST AVE NE
ISSAQUAH, WA 98027

HOLLINGSWORTH GAIL E
222 NE DOGWOOD C-102
ISSAQUAH, WA 98027

CORSON GLEN FORREST+KIMBERL
23011 SE 41ST CT
SAMMAMISH, WA 98075

MCNIEL WILLIAM E+HEAD LINDA
360 1ST PL NE
ISSAQUAH, WA 98027

OLERUD ERICA L
222 NE DOGWOOD ST
ISSAQUAH, WA 98027

PETTY MARGARET A
23328 SE 113TH ST
ISSAQUAH, WA 98027

WEINER IAN
4364 E MERCER WAY
MERCER ISLAND, WA 98040

KOSANKE MARIA J
222 NE DOGWOOD ST #203
ISSAQUAH, WA 98027

BOEHM'S CANDIES INC
255 GILMAN BLVD
ISSAQUAH, WA 98027

REHSE JACK W
466 FRONT ST N
ISSAQUAH, WA 98027

WARD JOHN AND LORI PRIDDLE
222 NE DOGWOOD ST #C-202
ISSAQUAH, WA 98027

BOEHM'S CANDIES INC
255 NE GILMAN BLVD
ISSAQUAH, WA 98027

SMITH EARLE D+JANICE K
494 FRONT ST N
ISSAQUAH, WA 98027

GREEN JULIA
222 NE DOGWOOD ST #C103
ISSAQUAH, WA 98027

RILEY DOUGLAS V+GIANNINI AL
30 NE DOGWOOD ST
ISSAQUAH, WA 98027

WANG XIAOMEI
533 239TH AVE SE
SAMMAMISH, WA 98074

NOEL SHARON K
222 NE DOGWOOD ST #C104
ISSAQUAH, WA 98027

SUMMERFIELD COMMERCIAL
3055 112TH AVE NE #203
BELLEVUE, WA 98004

COOPER LESTER & CAROL
709 GOLF COURSE DR
CHELAN, WA 98816

ZAKARIAN JANE E
222 NE DOGWOOD ST #C201
ISSAQUAH, WA 98027

KINNUNE CHARLES H+KINNUNE F
330 2ND AV NE
ISSAQUAH, WA 98027

HECKENDORN THOMAS J
75 NE DOGWOOD ST
ISSAQUAH, WA 98027

JK WANG LLC
7518 100TH AVE SW
LAKEWOOD, WA 98498

UMEDA TRACY DALLAS
8111 204TH PL SW
EDMONDS, WA 98026

SEIL MARK W
8432 378TH AVE SE
SNOQUALMIE, WA 98065

SLAVEN-LAZZAR SPENCER M
85 NE DOGWOOD ST
ISSAQUAH, WA 98027

ROCKCASTLE TRISH MOLLOY
95 NE DOGWOOD ST
ISSAQUAH, WA 98027

FAWCETT GREG
P O BOX 402
FALL CITY, WA 98024

ISSAQUAH CITY OF
PO BOX 1307
ISSAQUAH, WA 98027

DEKHANI REZA
PO BOX 40541
BELLEVUE, WA 98015