



NOTICE OF APPEAL AND PUBLIC HEARING
SAMMAMISH TOWN CENTER SW QUADRANT UNIFIED ZONE DEVELOPMENT PLAN
FILE NO.: UZDP2019-00562

DATE OF NOTICE: June 11, 2021

PUBLIC HEARING: July 12, 2021 at 9:00 a.m.

PUBLIC TESTIMONY: July 19, 2021 9:00 a.m.

NOTICE IS HEREBY GIVEN that on November 13, 2020, **DENIAL** was issued by the Department of Community Development for the Sammamish Town Center SW Quadrant Zone Unified Development Plan (UZDP) UZDP2019-00562. Public notice has been provided via mailed notice to property owners within 1,000 feet of the subject site, a sign posted on the subject site, and publication of a legal notice in the local newspaper.

PROJECT DESCRIPTION: The applicant ("STCA") has proposed a mixed-use development located in the TC-A1 zone, within the Southwest quadrant of the Sammamish Town Center Subarea. The development is situated on 8.09 acres and includes 82,000 square feet of commercial space located in four mixed-use buildings and one commercial use building. The proposal includes 300 apartment units and 48 townhome units for a total of 348 residential units.

Online documents: A copy of the Decision, plan sets, exhibits, and other supporting documentation, except for this notice, can be accessed through the following link: <https://spaces.hightail.com/space/X8IVdSWpwl>

Project Location: -22315, -22407, -22417, -22515, -22527 SE 4th Street Sammamish, WA 98074
Tax Parcel Number(s) 3325069024, 3325069085, 3325069016, 3325069138, 3325069091

Applicant/Owner: STCA, LLC | Peter Brennan 5335 Meadows Rd, Ste. 108, Lake Oswego, OR 97035

SEPA THRESHOLD DETERMINATION: Following review of the Environmental Checklist and supporting information submitted by the STCA, the City is unable to make a "SEPA Threshold Determination" for this proposal.

Existing Environmental Documents Available for Review Revised Preliminary Plan Set, Critical Area Study, Preliminary Technical Information Report (TIR), Traffic Impact Analysis (TIA), and SEPA Checklist.

Date of Application: November 4, 2019

Date of Completeness: November 27, 2019

Date of Notice of Application: December 2, 2019

Staff Project Planner: Chris Hankins, Senior Planner, Phone: 425-295-0547, Email: chankins@sammamish.us
Address: City of Sammamish City Hall, 801 228th Avenue SE, Sammamish, Washington 98075.

Appeal Hearing: Due to the continued mandates by the Governor's Office and Hearing Examiner's preference to encourage and practice social distancing measures, the hearing will be held virtually online on July 12, 2021 at 9:00 a.m. Instructions to access the virtual meeting are on the City's website by selecting the hearing date at <https://www.sammamish.us/news-events/event-calendar/> or are also available upon request at (425) 295-0500. Any additional inquiries may be directed 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 by contacting the Staff Project Planner, Monday through Friday, 8:30 a.m. to 5:00 p.m.