

GMHB EXHIBIT 267



Weekly Permit Bulletin
9611 SE 36th Street | Mercer Island, WA 98040 | 206.275.7605

*****City Hall Closed – [Learn More](#) About Long-Range Facility Planning*****

April 29, 2024

Providing official notice of land use applications, meetings, decisions, recommendations, hearings, and appeals of land use decisions within the City of Mercer Island.

How to use this bulletin

To learn more about a project:

- Click the “Project Documents” link to view digital documentation. The project documents available through this link contain most, but may not contain all, publicly available information. For example, when a project is updated with a different project design, older designs may be removed from the public folder to avoid confusion. Each folder will be updated when there is a project revision.
- Call the project planner to arrange to review the project files. The planner’s contact information is in the notice. You may also call the “Planner Helpline” for zoning related questions at 206-275-7729. Additional resources are available online:
 - <http://www.mercerisland.gov>: Staff directory, city regulations, and additional information about permits.
 - <http://www.mybuildingpermit.com>: Follow the status of a specific permit by address or permit number.
 - [Mercer Island Map Portal](#): A tool to search for site-specific information.

To comment on a project:

If comments are provided within the specified comment period, they will be forwarded to the appropriate reviewer, and you will become a party of record. Written comments can specifically address how the proposed work does not meet one or more of the criteria listed in the Applicable Development Regulations.

- Send your comments in writing to the project planner identified in the notice. Be sure to include your name, address, and email if applicable.
- The City will accept public comments at any time prior to the closing of the record of an open record predecision hearing, if any, or if no open record predecision hearing is provided, prior to the decision on the project land use review.
- If you submit a written comment, staff will send you a copy of the notice of decision or recommendation.

Will there be a public hearing on this application?

Public Hearings are only required for Type 4 permits. For a list of Type 4 (IV) permits, please refer to [Mercer Island City Code 19.15.030](#) Table A. The project will state under the Public Hearing section if a hearing is required.

What is SEPA?

State Environmental Policy Act (SEPA) is a review intended to act as a “safety net” in protecting the environment. Following SEPA review, the City must issue a determination of Significance, Non-Significance, or a Mitigated Determination of Non Significance. Applicants for a SEPA review must complete a SEPA [checklist](#), and may need to prepare additional mitigation to avoid a “probable significant impact” to the environment.

When is a project SEPA exempt?

The state Department of Ecology establishes categorical exemptions to SEPA review, which are generally described here: [WAC 197-11-800](#). For example, a shoreline dock may be SEPA exempt if the dock was legally established, and normal maintenance and repair is proposed. However, SEPA is required if the dock will expand or if a new dock is built.

Where can I find more information?

Please review the Washington State Department of Ecology SEPA [website](#) and the SEPA [handbook](#). Another useful page is the SEPA form templates found [here](#).

Receive the bulletin by email.

Email the Deputy City Clerk at deb.estrada@mercerisland.gov to receive or unsubscribe from the weekly bulletin distribution list.

How to reach us.

9611 SE 36th Street | Mercer Island, WA 98040 | (206) 275-7729 | The Community Planning & Development Department is located on the lobby floor of Mercer Island City Hall.

How to search permit records online.

Land use review actions that are not listed in this bulletin can be searched online at <https://permitsearch.mybuildingpermit.com/>. Searching online permit records requires the following steps:

1. Select “Mercer Island” from the jurisdiction dropdown menu.
2. In the blue “Search by” section, click the “Project Info” tab.
3. The “Project Name/Description” field is optional. It can be left blank unless searching for a specific project.
4. Select the permit type from the “Permit Type” dropdown menu.
5. Use the “Permit Status” field to narrow searches by status. This field is optional. “Permit Status” can be left blank unless searching for a specific project.
6. Use the “Date Type” to limit your search to permits either applied, issued, or finalized. Use the “Applied” option to search for permits that are still in review. Use the “Issued” option to see permits that have been issued; these permits were approved. The “Finalized” option will show permits that received a final inspection and approval (Note: not all permits are finalized, only those requiring a final inspection will be finalized).
7. Use the “From” and “To” fields to define the dates you want to search between.
8. After the search is conducted, results will display below the search fields. You have the option of downloading the records to an Excel spreadsheet.

Notice of OPEN HOUSE and Possible Quorum

Notice is hereby given that there may be a possible quorum of the Mercer Island Planning Commission at the **Comprehensive Plan Community Open House on May 1, from 6-8pm, at the Mercer Island Community & Event Center**. Residents are invited to attend the Open House and provide feedback on the draft Comprehensive Plan Periodic Update.

Learn more about the 2024 – 2044 Comprehensive Plan Periodic Review at <https://letstalk.mercergov.org/comprehensive-plan-periodic-update>.

Deborah Estrada, MMC, Deputy City Clerk
City of Mercer Island

Notice:

- Mercer Island Reporter – April 17, 2024
- Website Public Notice – April 17, 2024
- Weekly Permit Bulletin – April 15, 22, and 29, 2024
- Planning Commission Email Distribution List – April 11, 2024
- Planning Commission Calendar – April 1, 2024

Notices of Public Hearings

Comprehensive Periodic Review – Public Hearing May 29, 2024

Notice is hereby given that the Mercer Island Planning Commission will hold a public hearing at its Hybrid Meeting on Wednesday, May 29, 2024, at approximately 6pm, to receive comments on amendments to the Comprehensive Plan as part of the 2024-2044 Periodic Review.

For more information, read about the project on Let's Talk at <https://letstalk.mercergov.org/comprehensive-plan-periodic-update>

The public hearing will be held in person and using Zoom. The public will have the opportunity to comment during the public hearing by either attending in person, calling in, or logging onto the meeting via Zoom. Written comments may be submitted to the City of Mercer Island by e-mail to cityclerk@mercerisland.gov until such time that the public hearing is adjourned.

Detailed instructions on how to comment live during the public hearing will be available online on or before May 24, 2024, at: <https://www.mercerisland.gov/bc-pc>

Deborah Estrada, MMC
Deputy City Clerk

Americans with disabilities accommodations are available by calling (206) 275-7791.

Published in the Mercer Island Reporter: April 24, 2024

Notices of Public Hearing

NOTICE IS HEREBY GIVEN that the Mercer Island City Council will hold a public hearing at its Hybrid Meeting on Tuesday, June 4, 2024, at approximately 5:00PM, to receive comments on proposed Ordinance No. 24C-07, interim regulations in MICC 19 related to temporary uses and structures.

Permit Number: ZTR24-001 (ORD No. 24C-07)

Requested Action: The City has prepared draft amendments under the direction of the City Council at its March 2024 Planning Session to add a code section regulating temporary uses and amend several code sections to allow temporary uses throughout the city. These temporary uses include a proposal from the Mercer Island Country Club to allow for air-supported temporary structures for seasonal use on sports facilities and adopting permanent regulations for outdoor dining, which were previously adopted during the COVID-19 pandemic and renewed several times under Ordinance 20C-17.

Party Proposing the Amendment: City of Mercer Island

Location of Property: Citywide

SEPA Compliance: Following review of a submitted State Environmental Policy Act (SEPA) checklist, an initial evaluation of the proposed project for probable significant adverse environmental impacts will be conducted. SEPA Review will occur following the public hearing on June 4, 2024. The DNS process, as specified in Washington Administrative Code (WAC) 197-11-340, will be used. The proposal may include mitigation measures under applicable codes, and the project review process may incorporate or require mitigation measures regardless of whether an Environmental Impact Statement (EIS) is prepared.

Related Documents: <https://mieplan.mercergov.org/public/ZTR24-001>

Documents will continually be added to this file as the process moves forward.

Documents are available upon request at Mercer Island City Hall, 9611 SE 36th St, Mercer Island.

Public Hearing and Public Comment: The public hearing will be held using Zoom on **June 4, 2024 at approximately 5:00PM**. The public will have the opportunity to comment during the public hearing by either calling in or logging onto the meeting via Zoom. Written comments may be submitted to the City of Mercer Island by e-mail to council@mercerisland.gov until such time that the public hearing is adjourned.

Detailed instructions on how to comment live during the public hearing will be available online on or before May 29, 2024, at: <https://www.mercerisland.gov/citycouncil>.

We strive to create an inclusive and accessible experience. Those requiring accommodation for City Council meetings should notify the City Clerk's Office 3 days prior to the meeting at 206.275.7793 or by emailing cityclerk@mercerisland.gov.

Applicable Development Regulations: The proposed code amendment will be reviewed consistent with the criteria in MICC 19.15.250 and 19.15.260

Other Associated Review Actions: N/A

Application	Date Published in Newspaper:	May 1, 2024
Process	Website Public Notice:	May 1, 2024
Information:	City Council Agenda Distribution List:	May 1, 2024
	City Council Calendar:	May 1, 2024
	Bulletin Notice:	April 29, 2024
	Date of Open Record Public Hearing:	June 4, 2024

Requests for information should be referred to the project contact listed below.

Project Molly McGuire, Planner
Contact: molly.mcguire@mercerisland.gov

Notices of Public Hearings

NOTICE IS HEREBY GIVEN that the Mercer Island City Council will hold a public hearing at its Hybrid Meeting on Tuesday, June 4, 2024, at approximately 5:00PM, to receive comments on proposed Ordinance No. 24C-08, interim regulations in MICC 19 related to residential parking configurations.

Permit No: **ORD No. 24C-08**

Requested Action: The City has prepared draft amendments in response to Senate Bill 6015 to amend several code sections related to residential parking.

Party Proposing the Amendment: City of Mercer Island

Location of Property: Citywide

SEPA Compliance: Following review of a submitted State Environmental Policy Act (SEPA) checklist, an initial evaluation of the proposed project for probable significant adverse environmental impacts will be conducted. SEPA Review will occur following the public hearing on June 4, 2024. The DNS process, as specified in Washington Administrative Code (WAC) 197-11-340, will be used. The proposal may include mitigation measures under applicable codes, and the project review process may incorporate or require mitigation measures regardless of whether an Environmental Impact Statement (EIS) is prepared.

Related Documents: <https://mieplan.mercergov.org/public/ORD24C-08>
Documents will continually be added to this file as the process moves forward.
Documents are available upon request at Mercer Island City Hall, 9611 SE 36th St, Mercer Island.

Public Hearing and Public Comment: The public hearing will be held using Zoom on **June 4, 2024, at approximately 5:00PM**. The public will have the opportunity to comment during the public hearing by either calling in or logging onto the meeting via Zoom. Written comments may be submitted to the City of Mercer Island by e-mail to council@mercerisland.gov until such time that the public hearing is adjourned.

Detailed instructions on how to comment live during the public hearing will be available online on or before May 29, 2024, at: <https://www.mercerisland.gov/citycouncil>.

We strive to create an inclusive and accessible experience. Those requiring accommodation for City Council meetings should notify the City Clerk’s Office 3 days prior to the meeting at 206.275.7793 or by emailing cityclerk@mercerisland.gov.

Applicable Development Regulations: The proposed code amendment will be reviewed consistent with the criteria in MICC 19.15.250 and 19.15.260

Other Associated Review Actions: N/A

Application Process Information:	Date Published in Newspaper:	May 1, 2024
	Website Public Notice:	May 1, 2024
	City Council Agenda Distribution List:	May 1, 2024
	City Council Calendar:	May 1, 2024
	Bulletin Notice:	April 29, 2024
	Date of Open Record Public Hearing:	June 4, 2024

Requests for information should be referred to the project contact listed below.

Project Contact: Molly McGuire, Planner
molly.mcguire@mercerisland.gov

Notices of Applications

NOTICE IS HEREBY GIVEN that the City of Mercer Island has received the application described below:

File No.: 2404-188

Permit Type: Type III

Description of Request: Adding a 264 sq ft addition & interior remodel to a single-family residence

Applicant/ Owner: Bryan Pendz / Paul & Annie Sim

Location of Property: 4226 85th Ave SE, Mercer Island, WA 98040
King County Assessor tax parcel number: 1824059074

SEPA Compliance: The proposal is categorically exempt from SEPA review per WAC 197-11-800.

Project Documents: <https://mieplan.mercergov.org/public/2404-188>

Written Comments: Written comments on this proposal may be submitted to the City of Mercer Island either by email or by mail to the City of Mercer Island, 9611 SE 36th Street, Mercer Island, WA 98040-3732. Anyone may comment on the application, receive notice, and request a copy of the decision once made.

Only those persons who submit written comments or participate at the public hearing (if a hearing is required) will be parties of record; and only parties of record will have the right to appeal.

Applicable Development Regulations: Building permits are reviewed for compliance with:

- [Title 15](#) – Water, Sewers, and Public Utilities
- [Title 17](#) – Construction Codes
- [Title 19](#) – Unified Land Development Code

Other Associated Permits: A future stormwater, ROW use, tree, sewer, demolition, water meter, or temporary power may be required at a later date.

Public Hearing: Pursuant to MICC 19.15.030 Table B a public hearing is not required for Type I-III permits.

Application Process Information: Date of Complete Application: April 25, 2024
Date of Notice of Application: April 29, 2024 through May 29, 2024

Project Contact: Tony Newton, Assistant Planner
tony.newton@mercerisland.gov | (206) 275-7715

NOTICE IS HEREBY GIVEN for the application described below:

File No.: CUP24-001 & SEP24-003

Permit Type: Type III & IV

Description of Request: A request for a Conditional Use Permit with SEPA Review for the construction of a new, three-story K-8 school with rental offices, shared parking, and associated site improvements. The K-8 school and rental offices are proposed on parcel 0824059045, which are permitted uses in the B zoning district. The shared parking and associated site improvements would be located in the R-9.6 zoning district and are subject to a conditional use permit per MICC 19.02.010(C)(2).

Applicant/Owner: Anjali Grant / Herzl-Ner Tamid Conservative Congregation

Location of 3700 E Mercer Way, Mercer Island WA 98040

Property: King County Assessor tax parcel number: 0824059045, 1515600010, 151560TRCT, 2107000010

SEPA Compliance: Following review of the submitted State Environmental Policy Act (SEPA) checklist, an initial evaluation of the proposed project for probably significant adverse environmental impacts has been conducted. The City expects to issue a SEPA Determination of Non-Significance (DNS) for this project. The optional DNS process, as specified in Washington Administrative Code (WAC) 197-11-355, is being used. This may be your only opportunity to comment on the environmental impacts of the proposal. The proposal may include mitigation measures under applicable codes, and the project review process may incorporate or require mitigation measures regardless of whether an Environmental Impact Statement (EIS) is prepared. A copy of the subsequent threshold determination for this specific project may be obtained upon request.

Project Documents: <https://mieplan.mercergov.org/public/CUP24-001 & SEP24-003>

Written Comments: This may be the only opportunity to comment on this proposal. Written comments on this proposal may be submitted to the City of Mercer Island either by email, in person, or by mail to the City of Mercer Island, 9611 SE 36th Street, Mercer Island, WA 98040-3732. Anyone may comment on the application, receive notice, and request a copy of the decision once made. Only those persons who submit written comments or participate at the public hearing (if a hearing is required) will be parties of record; and only parties of record will have the right to appeal.

Public Hearing and Public Meeting: Pursuant to [MICC 19.15.030](#) Tables A and B, a public hearing is not required for Type I-III permits.

Applicable Development Regulations Applications for Conditional Use Permits and SEPA Reviews are required to be processed as Type III & IV land use reviews pursuant to Mercer Island City Code (MICC) 19.15.030. Processing requirements for Type III land use reviews are further detailed in MICC 19.15.030. Conditional Use Permits are subject to a public hearing per MICC 19.15.030.

Other Associated Permits: Permit No(s): DSR24-001, TCC24-004, CAO24-014

Environmental Documents: Copies of all studies and/or environmental documents are available through the above project documents link.

Application Process Information: Date of Application: April 3, 2024
Determined to Be Complete: April 24, 2024
Weekly Permit Bulletin Notice: April 29, 2024

Date Mailed: April 29, 2024
Date Posted on Site: April 29, 2024
Comment Period Ends: 5:00PM on May 30, 2024

Project Contact: Molly McGuire, Planner
molly.mcguire@mercerisland.gov | (206) 275-7712

Accessory Dwelling Unit Permit Applications

NONE

Seasonal Development Limitation Applications

NONE

Notice of Administrative Design Standard Review

NONE

Notice of Determination of Non-Significance (DNS)

NONE

Notices of Lot Line Revision

NONE

Notices of Threshold Determination

NONE

Notices of Type II Permit

NONE

Wireless Communication Facility Applications

NONE