

PROJECT NARRATIVE

Proposed Land Use Action:

4-lot Short Plat – Final Plat

Site Description:

The proposed Short Plat is located at 7414 78th Avenue SE in King County. The single parcel total approximately 1.58 Acres (68,827sqft) and is zoned Single Family Residential (R-9.6). The site does not contain any critical areas.

The site has been cleared and site improvements as required in the preliminary approval have been completed.

Project Description:

The proposed Land Use project is a Short Plat to divide the subject property into four lots. All lots will be accessed from 78th Avenue SE via a new shared access tract along the north side of the subject property. The resulting lots will have areas of 16,254 square feet (Lot 1), 12,959 square feet (Lot 2), 12,498 square feet (Lot 3), and 12,647 square feet (Lot 4). The subject property is zoned Single-Family Residential (zoned R-9.6). Adjacent properties are within the R-9.6 zone.