



CITY OF KIRKLAND

Planning and Community Development Department

123 Fifth Avenue, Kirkland, WA 98033 425.587-3225

www.kirklandwa.gov

**CITY OF KIRKLAND
NOTICE OF SEPA DETERMINATION
AND CONCURRENCY REVIEW**

The City of Kirkland has conducted an environmental review and road concurrency review of the following project:

Permit No.: SEP12-00567

Applicant: TOLL WA LP

Address or Location of proposal: 7707 128TH AVE NE

Description of project: Proposal to subdivide one parcel of 6.38 acres into 35 lots and a planned unit development in a RSX 7.2 zone. Access to the property will be from an extension of 128th Ave NE from NE 75th ST to NE 80th ST.

Notice is hereby given that on May 6, 2013 the City of Kirkland issued a Mitigated Determination of Nonsignificance (MDNS) in accordance with the State Environmental Policy Act (SEPA) and Chapter 197-11 of the Washington Administrative Code.

The proposal has been changed to include the following measures to mitigate impacts:

1. Install a sidewalk on the east side of the 128th Avenue NE rather than the west side between NE 80th Street and NE 75th Street.
2. Installation of the RRFB at the intersection of NE 80th Street /128th Avenue NE.
3. Install a STOP sign on 128th Avenue NE at NE 75th Street.
4. Install a STOP sign on the south leg of the existing intersection of NE 75th Street/128th Avenue NE.
5. Complete the two small missing sections of sidewalks at the intersection of NE 80th Street/128th Avenue NE with the installation of the RRFB at the NE 80th ST crosswalk.

SEPA Comments: Comments must be submitted by **5 PM on May 20, 2013** to the City of Kirkland, Department of Planning and Community Development, 123 Fifth Avenue, Kirkland, WA 98033. Contact Janice Coogan for further information at 425.587.3257 or jcoogan@kirklandwa.gov.

Procedures to Appeal SEPA: You may contact Janice Coogan at 425.587.3257 or jcoogan@kirklandwa.gov to ask about the procedures for SEPA appeals:

1. A written appeal must be filed with the Environmental Coordinator by **5 PM on May 20, 2013**, at the above address.
2. The appeal must contain a brief and concise statement of the matter being appealed, the specific components or aspects that are being appealed, the appellant's basic rationale or contentions on appeal, and a statement demonstrating standing to appeal. The following have standing to appeal: a) the applicant; b) any agency with jurisdiction; c) any individual or other entity who is specifically and directly affected by the proposed action. The appeal may also contain whatever supplemental information the appellant wishes to include.
3. Pay the \$209.69 fee to file an appeal.

This project requires a public hearing by the Hearing Examiner. Many issues are most appropriately considered during the hearing process rather than through the SEPA process. However some issues, such as traffic, are usually considered only through SEPA and may only be contested or appealed by filing an appeal of the MDNS. There may be no other opportunity to appeal these issues. Call Janice Coogan at 425.587.3257 or jcoogan@kirklandwa.gov if you have questions about what issues are addressed in this MDNS.

Notice is hereby given that the proposed project passed the road concurrency review and the City of Kirkland issued a road concurrency test notice in accordance with the Kirkland Municipal Code (KMC) Title 25.

Procedures to Appeal Road Concurrency:

1. Refer to KMC Chapter 25.23 for what decisions may not be appealed.
2. A written appeal must be filed with the Public Works Official, Thang Nguyen, by 5pm on May 20, 2013 at the above address.
3. A concurrency appeal will follow the same process as a SEPA appeal. See No. 2 and 3 above under SEPA appeals for procedures. A separate appeal fee of \$209.69 is required.

There is no other opportunity to appeal road concurrency issues. Call Thang Nguyen at 425.587.3869 if you have questions about what is addressed in concurrency review.