



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 DECISION

MAY 23, 2013

Permit application: SUB13-00538 Lux Homes Short Plat

Location: 11 21st Place

Applicant: Lux Custom Homes

Project description: Subdivide a 13,500 square foot parcel into two lots in the RS 7.2 Zone (See Attachments 1 and 2)

Decisions Included: Short Plat (Process I)

Project Planner: Christian Geitz

SEPA Determination: Exempt

Department Decision: **Approval with Conditions**

Eric Shields, Director
Department of Planning and Community Development

Decision Date:	May 20, 2013
Appeal Deadline:	June 6, 2013

Affected property owners may request a change in valuation for property tax purposes notwithstanding any program of revaluation.

How to Appeal: *Only the applicant or those persons who previously submitted written comments or information to the Planning Director are entitled to appeal this decision.* A party who signed a petition may not appeal unless such a party also submitted independent written comments or information. An appeal must be in writing and delivered, along with fees set by ordinance, to the Planning Department by 5:00 p.m., June 6, 2013. For information about how to appeal, contact the Planning Department at (425)587-3225. An appeal of this project decision would be heard by the Hearing Examiner.