



Certification of Public Notice

FILE: REDMOND 13 PRELIMINARY PLAT

NO: LAND-2018-00627 & SEPA 2020-00119

CERTIFICATE OF MAILING

A **Notice of a Public Hearing** to be held on APRIL 6, 2020, was sent to the Applicant, Parties of Record, and property owners whose name and addresses appear on the attached list that has been provided to the Office of the Hearing Examiner by the City of Redmond Development Services Center by first class mail, on or before MARCH 09, 2020.

CERTIFICATE OF NEWSPAPER PUBLICATION

On MARCH 12, 2020, a copy of the attached Notice of Public Hearing was sent to the Seattle Times (the City's official newspaper) to be published on MARCH 16, 2020.

CERTIFICATE OF POSTING AND PUBLIC NOTICE (Public Places)

On MARCH 16, 2020, a copy of the attached **Notice of Public Hearing** was posted at:
Redmond City Hall: X Redmond Regional Library: X

I hereby certify under penalty of perjury under the laws of the State of Washington that the foregoing is true and correct.

Cheryl Vanthier

Signed: _____

Title: City Clerk

Date: March 16, 2020

Place: City of Redmond

CERTIFICATE OF POSTING AND PUBLIC NOTICE (On-Site)

On _____ I posted a copy of the attached **Notice of Public Hearing** on or near the site.

I, the undersigned, declare that Public Notice was given as required in the Redmond Zoning Code, 21.76.080(D) and certify under penalty of perjury under the laws of the State of Washington that the foregoing is true and correct.

Signed: _____

Title: _____

Date: _____

Place: _____

(City, State)

CITY OF REDMOND NOTICE OF PUBLIC HEARING

PROJECT INFORMATION

PROJECT NAME: REDMOND 13 **APPLICATION TYPES:** PRELIMINARY PLAT

FILE NUMBERS: LAND-2018-00627 & SEPA 2020-00119

PROJECT DESCRIPTION: 13 LOT RESIDENTIAL SUBDIVISION

PROJECT LOCATION: NO ADDRESS AS SITE IS UNDEVELOPED: PARCEL NUMBER: 3626059098

SITE ADDRESS, IF APPLICABLE: NO ADDRESS AS SITE IS UNDEVELOPED

SIZE OF SUBJECT AREA IN ACRES: 3.0 ACRES

APPLICANT: JUSTIN LAGERS **PROCESS TYPE:** TYPE III

SEPA THRESHOLD DETERMINATION: EXEMPT

REQUIRED PERMITS, NOT A PART OF THIS APPLICATION: BUILDING PERMITS

REQUIRED STUDIES: NONE

EXISTING ENVIRONMENTAL DOCUMENTS, RELEVANT TO THIS APPLICATION: SEPA CHECKLIST

REGULATORY INFORMATION

ZONING: BUSINESS PARK **CONSISTENT W/COMPREHENSIVE PLAN:** YES **APPLICABLE DEVELOPMENT REGULATIONS:** REDMOND MUNICIPAL CODE & ZONING CODE **COMPREHENSIVE PLAN DESIGNATION:** BUSINESS PARK

IMPORTANT DATES

APPLICATION & COMPLETENESS DATE: JUNE 21, 2018

PUBLIC HEARING DATE & TIME: APRIL 6, 2020 AT 6:00 PM OR AS SOON THEREAFTER AS POSSIBLE

PLACE: CITY COUNCIL CHAMBERS, CITY HALL 15670 NE 85TH STREET, REDMOND WA 98052

BY: HEARING EXAMINER

DATE OF NOTICE: MARCH 16, 2020

PUBLIC COMMENT PERIOD: ALL INTERESTED PERSONS WHO WOULD LIKE TO BECOME A PARTY OF RECORD, ARE INVITED TO TESTIFY AT THE PUBLIC HEARING TO EXPRESS THEIR VIEWS, OR TO SUBMIT WRITTEN TESTIMONY AT THE HEARING. ADDITIONALLY, YOU MAY BECOME A PARTY OF RECORD BY SUBMITTING WRITTEN COMMENTS (EMAIL IS ACCEPTABLE, PLEASE INCLUDE MAILING ADDRESS TO BECOME A PARTY OF RECORD) TO THE DEVELOPMENT SERVICES CENTER LOCATED AT CITY HALL AT 15670 NE 85TH STREET, P.O. BOX 97010, MAIL STOP 2SPL, REDMOND, WA 98073-9710, OR FAX TO 425-556-2400. WRITTEN COMMENTS MUST BE SUBMITTED PRIOR TO THE HEARING TO BE RECEIVED NO LATER THAN **APRIL 6, 2020, BY 5PM**. ONLY PARTIES OF RECORD WILL HAVE THE RIGHT TO REQUEST RECONSIDERATION OF THE HEARING EXAMINER'S DECISION AND/OR APPEAL THE DECISION TO SUPERIOR COURT.

INFORMATION AVAILABLE: A COPY OF THE STAFF REPORT WILL BE AVAILABLE 21 DAYS PRIOR TO THE HEARING (COPIES CAN BE PROVIDED AT THE REQUESTOR'S COST). THE APPLICATION AND ALL DOCUMENTS FILED BY THE APPLICANT ARE AVAILABLE FOR INSPECTION OR COPYING (AT THE COST OF THE REQUESTOR) AND ARE ON FILE IN THE DEVELOPMENT SERVICES CENTER. THE FILE MAY BE EXAMINED AT THE DEVELOPMENT SERVICES CENTER DURING BUSINESS HOURS.

PUBLIC HEARING INFORMATION AVAILABLE: FOLLOWING THE HEARING TO BE HELD ON APRIL 6, 2020, A COPY OF THE DECISION WILL BE SENT TO PARTIES OF RECORD, AND CAN BE OBTAINED BY; CONTACTING THE OFFICE OF THE HEARING EXAMINER, CITY OF REDMOND, MS: 3NFN, P.O. BOX 97010, REDMOND, WA 98073-9710. PHONE: 425-556-2191; OR AVAILABLE AT WWW.REDMOND.GOV/776/HEARING-EXAMINER. THE APPEAL PROCEDURES WILL BE SET FORTH IN THE HEARING EXAMINER'S REPORT ISSUED IN THIS MATTER. IF YOU ARE HEARING OR VISUALLY IMPAIRED, NOTIFY THE OFFICE OF THE HEARING EXAMINER AT 425-556-2191 ONE WEEK IN ADVANCE OF THE HEARING IN ORDER TO BE PROVIDED ASSISTANCE.

CITY CONTACT INFORMATION:

PROJECT PLANNER NAME: BEN STICKA

PHONE NUMBER: 425-556-2470

EMAIL: BSTICKA@REDMOND.GOV

Current resident
11324 171ST PL NE
REDMOND, WA 98052

Current resident
11510 174TH AVE NE
REDMOND, WA 98052

Current resident
17014 NE 112TH WAY
REDMOND, WA 98052

Current resident
17009 NE 112TH WAY
REDMOND, WA 98052

Current resident
11414 171ST PL NE
REDMOND, WA 98052

Current resident
11550 174TH AVE NE
REDMOND, WA 98052

Current resident
17321 NE 112TH ST
REDMOND, WA 98052

Current resident
17032 NE 114TH CT
REDMOND, WA 98052

Current resident
17057 NE 115TH WAY
REDMOND, WA 98052

Current resident
11434 171ST PL NE
REDMOND, WA 98052

Current resident
17207 NE 115TH CT
REDMOND, WA 98052

Current resident
17221 NE 115TH CT
REDMOND, WA 98052

Current resident
11567 174TH AVE NE
REDMOND, WA 98052

Current resident
11431 174TH AVE NE
REDMOND, WA 98052

Current resident
17039 NE 114TH CT
REDMOND, WA 98052

Current resident
17021 NE 113TH CT
REDMOND, WA 98052

Current resident
17233 NE 112TH WAY
REDMOND, WA 98052

Current resident
11396 174TH AVE NE
REDMOND, WA 98052

Current resident
17245 NE 112TH WAY
REDMOND, WA 98052

Current resident
11527 174TH CT NE
REDMOND, WA 98052

Current resident
11509 174TH AVE NE
REDMOND, WA 98052

Current resident
11559 174TH AVE NE
REDMOND, WA 98052

Current resident
17044 NE 114TH CT
REDMOND, WA 98052

Current resident
17327 NE 112TH ST
REDMOND, WA 98052

Current resident
17002 NE 112TH WAY
REDMOND, WA 98052

Current resident
11395 174TH AVE NE
REDMOND, WA 98052

Current resident
17101 NE 112TH WAY
REDMOND, WA 98052

Current resident
11497 174TH AVE NE
REDMOND, WA 98052

Current resident
17218 NE 115TH CT
REDMOND, WA 98052

Current resident
11512 169TH CT NE
REDMOND, WA 98052

Current resident
11406 174TH AVE NE
REDMOND, WA 98052

Current resident
17001 NE 112TH WAY
REDMOND, WA 98052

Current resident
17030 NE 113TH CT
REDMOND, WA 98052

Current resident
17025 NE 113TH CT
REDMOND, WA 98052

Current resident
11425 176TH PL NE
REDMOND, WA 98052

Current resident
17061 NE 115TH WAY
REDMOND, WA 98052

Current resident
11228 171ST PL NE
REDMOND, WA 98052

Current resident
11445 176TH PL NE
REDMOND, WA 98052

Current resident
11394 174TH AVE NE
REDMOND, WA 98052

Current resident
11539 174TH CT NE
REDMOND, WA 98052

Current resident
11397 174TH AVE NE
REDMOND, WA 98052

Current resident
17116 NE 115TH WAY
REDMOND, WA 98052

Current resident
17018 NE 113TH CT
REDMOND, WA 98052

Current resident
11332 171ST PL NE
REDMOND, WA 98052

Current resident
11100 172ND AVE NE
REDMOND, WA 98052

Current resident
11478 174TH AVE NE
REDMOND, WA 98052

Current resident
17010 NE 112TH WAY
REDMOND, WA 98052

Current resident
17040 NE 114TH CT
REDMOND, WA 98052

Current resident
11312 171ST PL NE
REDMOND, WA 98052

Current resident
11391 174TH AVE NE
REDMOND, WA 98052

Current resident
17277 NE 112TH WAY
REDMOND, WA 98052

Current resident
11420 171ST PL NE
REDMOND, WA 98052

Current resident
17017 NE 113TH CT
REDMOND, WA 98052

Current resident
11560 174TH AVE NE
REDMOND, WA 98052

Current resident
11338 171ST PL NE
REDMOND, WA 98052

Current resident
11410 174TH AVE NE
REDMOND, WA 98052

Current resident
17041 NE 114TH CT
REDMOND, WA 98052

Current resident
17291 NE 112TH WAY
REDMOND, WA 98052

Current resident
11530 174TH AVE NE
REDMOND, WA 98052

Current resident
17031 NE 114TH CT
REDMOND, WA 98052

Current resident
11550 172ND AVE NE
REDMOND, WA 98052

Current resident
17107 NE 112TH WAY
REDMOND, WA 98052

Current resident
11398 174TH AVE NE
REDMOND, WA 98052

Current resident
11553 174TH AVE NE
REDMOND, WA 98052

Current resident
11318 171ST PL NE
REDMOND, WA 98052

Current resident
11501 174TH AVE NE
REDMOND, WA 98052

Current resident
11498 174TH AVE NE
REDMOND, WA 98052

Current resident
17290 NE 112TH WAY
REDMOND, WA 98052

Current resident
17208 NE 115TH CT
REDMOND, WA 98052

Current resident
17112 NE 115TH WAY
REDMOND, WA 98052

Current resident
17217 NE 115TH CT
REDMOND, WA 98052

Current resident
11557 174TH AVE NE
REDMOND, WA 98052

Current resident
11500 174TH AVE NE
REDMOND, WA 98052

Current resident
17261 NE 112TH WAY
REDMOND, WA 98052

Current resident
17029 NE 113TH CT
REDMOND, WA 98052

Current resident
17026 NE 113TH CT
REDMOND, WA 98052

Current resident
11573 174TH AVE NE
REDMOND, WA 98052

Current resident
17233 NE 116TH ST
REDMOND, WA 98052

Current resident
11410 169TH CT NE
REDMOND, WA 98052

Current resident
17011 NE 112TH WAY
REDMOND, WA 98052

Current resident
11320 169TH CT NE
REDMOND, WA 98052

Current resident
11453 176TH PL NE
REDMOND, WA 98052

Current resident
11234 171ST PL NE
REDMOND, WA 98052

Current resident
17329 NE 112TH ST
REDMOND, WA 98052

Current resident
11453 174TH AVE NE
REDMOND, WA 98052

Current resident
11561 174TH AVE NE
REDMOND, WA 98052

Current resident
11488 174TH AVE NE
REDMOND, WA 98052

Current resident
17221 NE 112TH WAY
REDMOND, WA 98052

Current resident
17006 NE 112TH WAY
REDMOND, WA 98052

Current resident
17022 NE 113TH CT
REDMOND, WA 98052

Current resident
11583 174TH AVE NE
REDMOND, WA 98052

Current resident
17015 NE 112TH WAY
REDMOND, WA 98052

Current resident
17036 NE 114TH CT
REDMOND, WA 98052

Current resident
11308 171ST PL NE
REDMOND, WA 98052

Current resident
11475 174TH AVE NE
REDMOND, WA 98052

Current resident
17225 NE 115TH CT
REDMOND, WA 98052

Current resident
11393 174TH AVE NE
REDMOND, WA 98052

Current resident
11426 171ST PL NE
REDMOND, WA 98052

Current resident
17203 NE 115TH CT
REDMOND, WA 98052

Current resident
11408 174TH AVE NE
REDMOND, WA 98052

Current resident
11520 174TH AVE NE
REDMOND, WA 98052

Current resident
17285 NE 112TH WAY
REDMOND, WA 98052

Current resident
17034 NE 113TH CT
REDMOND, WA 98052

Current resident
11222 171ST PL NE
REDMOND, WA 98052

Current resident
17005 NE 112TH WAY
REDMOND, WA 98052

Current resident
17035 NE 114TH CT
REDMOND, WA 98052

Current resident
17067 NE 115TH WAY
REDMOND, WA 98052

Current resident
11546 172ND AVE NE
REDMOND, WA 98052

Current resident
17280 NE 112TH WAY
REDMOND, WA 98052

Current resident
11507 174TH AVE NE
REDMOND, WA 98052

Current resident
11409 174TH AVE NE
REDMOND, WA 98052

Current resident
17070 NE 115TH WAY
REDMOND, WA 98052

Current resident
17204 NE 115TH CT
REDMOND, WA 98052

HARI RADHAKRISHNA+KASIBHATL
17014 NE 112TH WY
REDMOND, WA 98052

HILL LYNNE M+DOUGLAS A
17006 NE 112TH WY
REDMOND, WA 98052

LANG JULIE ANN
17001 NE 112TH WY
REDMOND, WA 98052

LENOCKER GERALD D.
17044 NE 114TH COURT
REDMOND, WA 98052

RAJVANSHI PANKAJ+EKTA ARORA
17233 NE 112 TH WAY
REDMOND, WA 98052

RICK BURNSTEAD CONSTRUCTION
11980 NE 24TH STREET
#2, 0" 0

RMJ HOLDINGS LLC
9675 SE 36TH ST
STE 1, 5" 0

SEQUOIA RIDGE HOA
11516 174TH CT NE
REDMOND, WA 98052

SEREMEK CASEY F+CINDY R
17101 NE 112TH WY
REDMOND, WA 98052

STAGGS THOMAS JENKINS
17005 NE 112TH WY
REDMOND, WA 98052

TRAILSIDE HOMEOWNERS ASSOC
14725 SE 36TH ST #200
BELLEVUE, WA 98006

WATROUS BEN R+NIKKI
17277 NE 112 TH WAY
REDMOND, WA 98052

XU ZHANGWEI
17376 NE 46TH CT
REDMOND, WA 98052

ZHENG YIRAN+SUN JING
9004 POINTS DR NE
YARROW POINT, WA 98004

Justin Lagers
RMJ Holdings, LLC
9675 SE 36th Street, Ste. 105
Mercer Island, WA 98040

Parties of Interest Below

Steve Starck
17221 NE 112th Way
Redmond, WA 98052

Andrew Kennedy
17280 NE 112th Way
Redmond, WA 98052