



CITY OF MEDINA

501 EVERGREEN POINT ROAD | PO BOX 144 | MEDINA WA 98039-0144
TELEPHONE 425-233-6400 | www.medina-wa.gov

March 18, 2024

Baylis Architects
Lisa Lu
10801 Main St. #110
Bellevue, WA 98004
(via email: lu@baylisarchitects.com)

Re: **Determination of Complete Applications – 3230 78th Place NE**
Non-Administrative Substantial Development Permit (P-24-009)

Dear Lisa Lu,

The City has reviewed the above-referenced Non-Administrative Substantial Development Permit Application, for **3230 78th Place NE** and has determined it is complete pursuant to MMC 16.80.100. The City will issue a Notice of Application to notify parties of the application in accordance with MMC 16.80.110. The notice will be mailed and posted by the City within 14 days of the date of this letter pursuant to MMC 16.80.140.

Please be aware that this determination does not preclude the City from requesting additional information. If you have questions, please do not hesitate to contact me directly at tcarter@ldccorp.com or 425.949.0152.

Sincerely,

Thomas Carter
City of Medina
Planning Consultant

CC: Steven R. Wilcox
City of Medina
Development Services
Director



CITY OF MEDINA NOTICE OF APPLICATION

Proposal: To rebuild the existing house as a non-substantial destruction remodel.

File No. P-24-009 Non-Administrative Substantial Development

Applicant: Lisa Lu

Site Address: 3230 78TH PL NE, Medina, WA 98039

Other Required Permits: Building Permit

Application Received: February 22, 2024

Determination of Completeness: March 18, 2024

Notice of Application: March 28, 2024

PUBLIC COMMENTS: Pursuant to MMC 16.80.110(B)(7), this application has a public comment period. Please submit public comments no less than 14 days and no more than 30 days from the date of issuance of the Notice of Application.

STATE ENVIRONMENTAL POLICY ACT: The proposal is exempt from environmental (SEPA) review pursuant to WAC 197-11-800(2)(f), Other Minor New Construction, Additions or modifications to or replacement of any building or facility exempted by subsections (1) and (2) of this section when such addition, modification or replacement will not change the character of the building or facility in a way that would remove it from an exempt class.

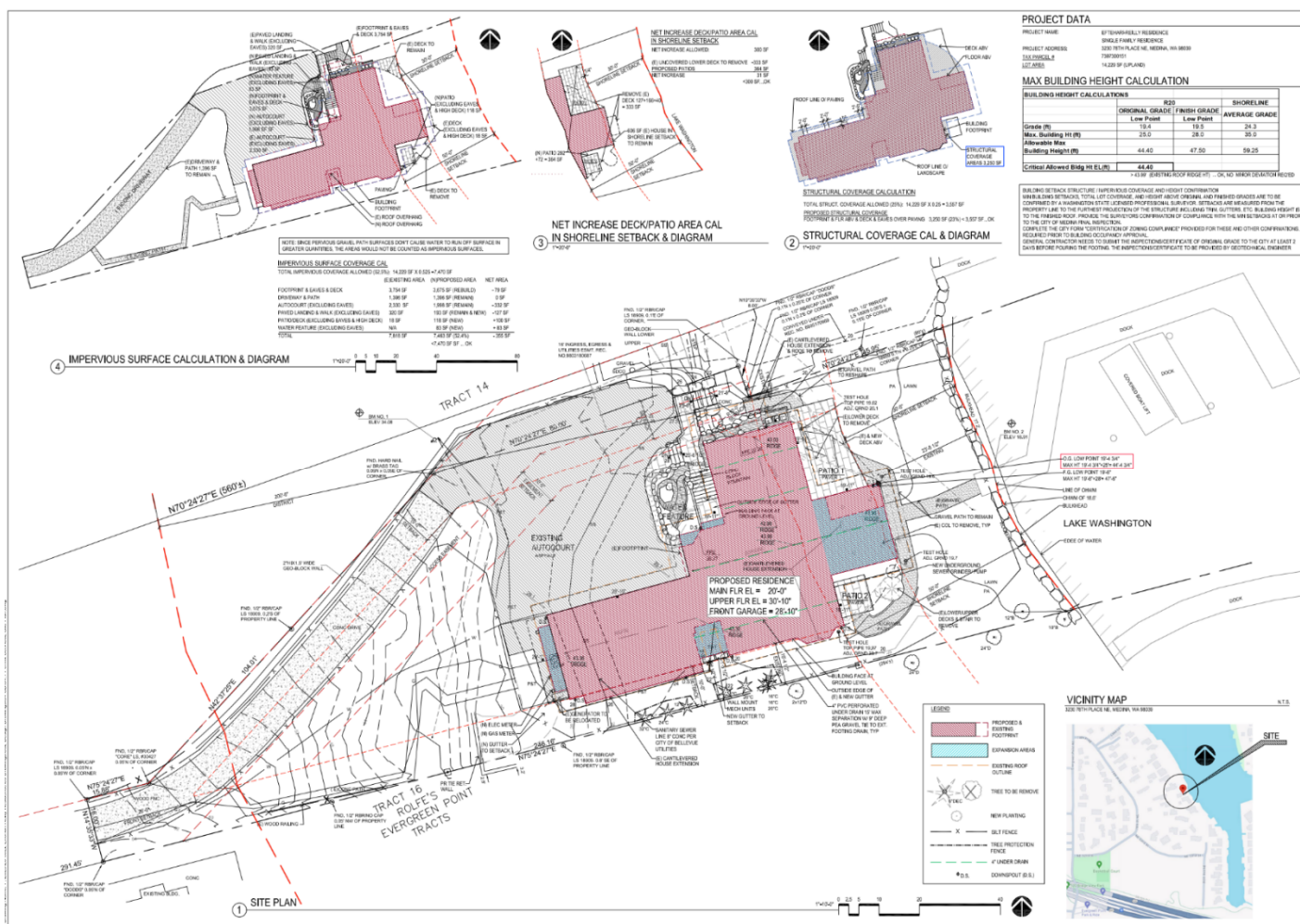
DETERMINATION OF CONSISTENCY: Pursuant to RCW 36.70B.040, a preliminary determination has found the proposal consistent with the provisions of the Medina Municipal Code.

APPEAL RIGHTS: Any person can comment on the application, receive notice of and participate in any hearings, and request a copy of the decision once made. Pursuant to MMC 16.80.220(B), a Type 3 Non-Administrative Variance decision may be appealed to the King County Superior Court.

QUESTIONS: The complete application may be viewed either at City Hall, located at 501 Evergreen Point Road, Medina WA, 98039, or electronically by emailing the staff contact below.

STAFF CONTACT: Jonathan Kesler, AICP, City of Medina Planning Manager, at (425) 233-6416 or jkesler@medina-wa.gov.

SITE PLAN:



Jonathan Kesler
Jonathan Kesler, AICP, Planning Manager

03/28/24
Notice Issued



CITY OF MEDINA NOTICE OF VIRTUAL HEARING

NOTICE IS HEREBY GIVEN that the Medina Hearing Examiner will conduct a remote public hearing on **Wednesday, September 11, 2024, at 11:00 AM** or as called as soon thereafter via Zoom. The purpose of this hearing is to consider public testimony for and against the following:

Proposal: To rebuild the existing house as a non-substantial destruction remodel

File No. P-24-009 Non-Administrative Substantial Development Permit

Applicant: Lisa Lu

Site Address: 3230 78th PI NE, Medina, WA 98039, APN 739730-0151

YOU ARE INVITED to attend the remote hearing and make oral and written comments. The Hearing Examiner has the discretion to limit testimony to relevant, non-repetitive comments and to set time limits. If you are unable to attend, written comments, photographs, or other exhibits on the application may be submitted to the staff contact or address below before the hearing date. The Hearing Examiner gives equal weight to testimony submitted in person at a hearing and written comments that are submitted. You are eligible to request a copy of the decision post hearing.

For information on how to participate in the remote hearing, please see the City's website for the hearing agenda which will be posted by Monday, September 9, 2024, at 4:00 PM. Please either log in or phone in at the beginning of the hearing to participate. If you need special accommodations, please contact the staff below.

APPEAL RIGHTS: Any person can comment on the application, receive notice of and participate in any hearings, and request a copy of the decision once made. Pursuant to MMC 16.80.220(B), a Type 3 Non-Administrative Substantial Development Permit decision may be appealed to the King County Superior Court.

QUESTIONS: Requests for information and/or written comments may be directed to the staff contact below, or to Medina City Hall, Attn: Development Services, 501 Evergreen Point Road, Medina, WA 98039.

STAFF CONTACT: Jonathan Kesler, City of Medina Planning Manager, at (425) 233-6416 or jkesler@medina-wa.gov

Jonathan Kesler, AICP, Planning Manager

8/23/2024
Notice Issued