
CITY OF MERCER ISLAND

COMMUNITY PLANNING & DEVELOPMENT

9611 SE 36TH STREET | MERCER ISLAND, WA 98040

PHONE: 206.275.7605 | www.mercerisland.gov



NOTICE OF DECISION

NOTICE IS HEREBY GIVEN that approval has been granted for the application described below:

File No.:	SUB16-011
Permit Type:	Type III
Description of Request:	A request for Preliminary Short Plat approval to divide the subject property into two single family residential lots and one access/utilities tract.
Applicant/ Owner:	Mark Pendergraft/7239 LLC
Location of Property:	7239 SE 27 th Street., Mercer Island, WA, 98040; Identified by King County Assessor tax parcel number 531510-0695
SEPA Compliance:	Short subdivisions are categorically exempt pursuant to WAC 197-11-800(6)(d).
Applicable Development Regulations:	Pursuant to Mercer Island City Code (MICC) 19.15.030 Table A, applications for preliminary short plats are processed as Type III land use reviews. Processing requirements for Type III land use reviews are further detailed in MICC 19.15.030, Table B.
Other Associated Permits:	A site development permit and future building permits are anticipated.
Project Documents:	Please follow this file path to access the associated documents for this project: https://mieplan.mercergov.org/public/SUB16-011
Decision:	Approved subject to conditions.
Appeal Rights:	<p><i>DISCLAIMER: This information is provided as a courtesy. It is the ultimate responsibility of the appellant to comply with all legal requirements for the filing of an appeal.</i></p> <p>Parties of record have the right to appeal certain permit and land use decisions. In some cases, other affected parties also have appeal rights. Depending on the type of decision, the appeal may be heard by a City Hearing Examiner, Commission, Board, or City Council, or outside the City to the State Shoreline Hearings Board, the State Growth Management Hearings Board, or King County Superior Court. For a comprehensive list of actions and the applicable entity who will hear the appeal, see MICC 19.15.030 Table B.</p> <p>If you desire to file an appeal of a decision that is appealable to the City, you must submit the appropriate form and file it with the City Clerk <u>within the time stated in the Notice of Decision.</u> Forms are available from Community Development</p>

and Planning. Upon receipt of a timely complete [appeal application](#) and [appeal fee](#), an appeal hearing will be scheduled. To reverse, modify or remand a decision, the appeal hearing body must find that there has been substantial error; the proceedings were materially affected by irregularities in procedure; the decision was unsupported by material and substantial evidence in view of the entire record; or the decision is in conflict with the City's applicable decision criteria.

**Application Process
Information:**

Date of Application: September 12, 2016

Application Determined to Be Complete: October 10, 2016

Date of Notice of Application: October 24, 2016

Public Comment Period: October 24, 2016 through 5:00 PM on November 7, 2016

Date Notice of Decision Issued: March 21, 2022

Appeal Filing Deadline: 5:00 PM on April 4, 2022

Project Contact:

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