

# CITY OF REDMOND NOTICE OF APPEAL HEARING

## PROJECT INFORMATION

**APPEAL FILE NUMBER:** LAND-2016-01799

**PROJECT NAME:** Anjuman-e-Burhani; PR-2013-00089      **FILE NUMBER:** LAND-2013-00171

**PROJECT DESCRIPTION:** APPEAL OF DENIAL ISSUED FOR EXTENSION REQUEST OF REQUIRED SUBMITTAL DOCUMENTS FOR THE CONSTRUCTION OF A NEW 20,000 SQUARE FOOT MOSQUE INCLUDING PRAYER AREAS, CLASSROOMS AND A KITCHEN FACILITY.

**PROJECT LOCATION:** 15252 NE 51<sup>ST</sup> STREET

**SITE ADDRESS, IF APPLICABLE:** 15252 NE 51<sup>ST</sup> STREET, REDMOND, WA 98052      **PARCEL NUMBER:** 2182500080/ 2182500082

**NEIGHBORHOOD:** OVERLAKE

**SIZE OF SUBJECT AREA IN ACRES:** 1.12

**PROCESS TYPE:** TYPE II, APPEAL OF TECHNICAL COMMITTEE DECISION

## REGULATORY INFORMATION

**ZONING:** R-5      **COMPREHENSIVE PLAN DESIGNATION:** SINGLE FAMILY-URBAN - **CONSISTENT WITH COMPREHENSIVE PLAN:** YES

**APPLICABLE DEVELOPMENT REGULATIONS:** REDMOND MUNICIPAL CODE & ZONING CODE

## IMPORTANT DATES

**APPLICATION DATE:** FEBRUARY 2, 2014

**NOTICE OF APPLICATION ISSUED DATE:** JANUARY 16, 2016

**SEPA DNS ISSUANCE DATE:** NOT ISSUED

**APPEAL DEADLINE:** FEBRUARY 12, 2016

**APPEAL FILED:** FEBRUARY 11, 2016

**NOTICE OF DECISION ISSUED DATE:** NOT ISSUED

**APPEAL OF NOTICE OF DECISION:** NONE

**APPEAL HEARING DATE & TIME:**      OCTOBER 19<sup>TH</sup>, 2016 AT 10:00AM

**PLACE:** CITY COUNCIL CHAMBERS, CITY HALL 15670 NE 85<sup>TH</sup> STREET, REDMOND WA 98073

**BY:** HEARING EXAMINER, SHARON RICE, THE OFFICES OF SHARON RICE HEARING EXAMINER, PLLC

**DATE OF NOTICE:** **OCTOBER 5, 2016**

**ATTENDANCE AT APPEAL HEARINGS:** PER RZC 21.76.060(1) THE APPELLANT, APPLICANT, OWNER(S) OF PROPERTY SUBJECT TO THE APPLICATION, AND THE CITY SHALL BE DESIGNATED PARTIES TO THE APPEAL. EACH PARTY MAY PARTICIPATE IN THE APPEAL HEARING BY PRESENTING TESTIMONY OR CALLING WITNESSES TO PRESENT TESTIMONY. ALL INTERESTED PERSONS ARE INVITED TO ATTEND THE HEARING ON **OCTOBER 19, 2016** TO OBSERVE THE PROCEEDINGS. INTERESTED PERSONS, GROUPS, ASSOCIATIONS, OR OTHER ENTITIES WHO HAVE NOT APPEALED MAY PARTICIPATE ONLY IF CALLED BY ONE OF THE PARTIES TO PRESENT INFORMATION. THE HEARING EXAMINER'S RESOLUTION OF THIS APPEAL MAY RESULT IN MODIFICATION OF PROJECT CONDITIONS.

**INFORMATION AVAILABLE:** A COPY OF THE STAFF REPORT TO THE HEARING EXAMINER, IF SUCH A REPORT IS PREPARED, WILL BE AVAILABLE FOR REVIEW AT LEAST 7 DAYS PRIOR TO THE HEARING, AND COPIES WILL BE PROVIDED AT THE REQUESTOR'S COST. THE REPORT WILL ALSO BE AVAILABLE AT [WWW.REDMOND.GOV/GOVERNMENT/HEARINGEXAMINER](http://WWW.REDMOND.GOV/GOVERNMENT/HEARINGEXAMINER). THE APPLICATION AND ALL DOCUMENTS FILED BY THE APPELLANT ARE AVAILABLE FOR INSPECTION OR COPYING (AT THE COST OF THE REQUESTOR) AND ARE ON FILE IN THE DEVELOPMENT SERVICES CENTER DURING BUSINESS HOURS; AND IS LOCATED AT 15670 NE 85<sup>TH</sup> STREET, REDMOND, WA 98073-9710 (425-556-2473).

**PUBLIC HEARING INFORMATION AVAILABLE:** FOLLOWING THE HEARING TO BE HELD ON **OCTOBER 19, 2016**, A COPY OF THE HEARING EXAMINER'S DECISION WILL BE SENT TO THE PARTIES TO THE APPEAL 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, AND WILL BE AVAILABLE AT [WWW.REDMOND.GOV/GOVERNMENT/HEARINGEXAMINER](http://WWW.REDMOND.GOV/GOVERNMENT/HEARINGEXAMINER). 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:** SARAH PYLE

**PHONE NUMBER:** 425-556-2426

**EMAIL:** SVANAGS@REDMOND.GOV

# Vicinity Map

