



King County
Permitting Division
Department of Local Services
919 SW Grady Way, Suite 300
Renton, WA 98057
206-296-6600
<https://kingcounty.gov/depts/local-services/permits>

**Notice of Application and
SEPA Notice
Optional DNS/MDNS
Process**
(Type 2 Decision)

Project Name: Novion Critical Areas Alteration Exception		File No.: CAEX25-0005
Applicant: Einar Novion, AIA Workshop IPB, Inc 22500 SE 56 th St, Apt. 42-200 Issaquah, WA 98029 Novion.e@gmail.com	Permitting Project Manager: Kathlene Barnhart (PPMIII) Telephone No.: (206)477-5937 E-mail: kbarnhart@kingcounty.gov Date Application Filed: 3/3/2025 Date Determined Complete: 6/8/2025 Date of Mailing: 6/30/2025	
Project Location: 7515 Preston Fall City Rd SE, Issaquah, WA 98027; Parcel No. 2824079045; SE-28-24-7		
Project Description: Construct new single-family residence and associated appurtenances on 5.02 acre parcel encumbered by two Category III wetlands, Type N stream, steep slopes and buffers.		
Permits requested in this application: CAEX25-0005		
Relevant documents are available online at www.kingcounty.gov/permits/ , or at the address above.		
Consistency with applicable County plans and regulations: This proposal will be reviewed for compliance with all applicable King County Codes, including Roads Standards, Surface water Design Manual, Zoning, Grading and Critical Areas Codes.		
Other permits not included in this application, known at this time: FLOD25-0072		

King County Code requires notification of property owners within at least 500 feet of the project proposed above, so they can obtain additional information about the proposal and comment if they wish (KCC 20.20).

The Department of Local Services, Permitting Division will issue an Environmental Threshold Determination pursuant to the State Environmental Policy Act (SEPA) on this application following a **14-day public comment period which ends July 14, 2025**. The responsible official has a reasonable basis for expecting to issue a SEPA Determination of Non-Significance (DNS) on this project. As such, the optional DNS/MDNS notice process is begin used pursuant to WAC 197-11-355. The project review process may incorporate or require mitigation measures regardless of whether an EIS is prepared.

This may be the only opportunity to comment on the environmental impacts of the proposal. Written comments on this application must be submitted to Permitting Division at the address above by the end of the comment period. A public hearing is not required for this application prior to the Permitting Division's decision. However, the decision may be appealed to the King County Hearing Examiner, who would conduct an appeal hearing prior to making a decision on the appeal. Details of the appeal process will be included in the notice of decision.

For more details including but not limited to the site plan and notice of application, go to the DLS Permitting website at: <https://www.kingcounty.gov/permits>. Click on 'Permit Records and Public Notices' in the right-hand column.

NOTE: To request this information in alternative formats for people with disabilities, please call 206-296-6600 or TTY Relay: 711.

If you wish to receive a copy of the Permitting Division's Report and Decision on this application, complete and return the portion below to the Department of Local Services, Permitting Division at the address listed above.

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Please send me notification of any official notices concerning this application. **(Please print clearly)**

File No.: CAEX25-0005

Name: _____ Telephone: _____

Email: _____

Address: (optional): _____

Notifications will be sent via email unless hard copy is requested