



****Revised**SEPA Notice
Optional DNS/MDNS
Process**
(Type 1)

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

Project Name: Zhigaloff ABC Clearing & Grading

File No.: GRDE24-0054

Applicant: Feras Arnaout
15873 Northup Way
Bellevue, WA 98008
FARNAOUT@AEONTK.COM

SEPA Project Manager: Christi Vogler, KC PPM II
Phone No.: (206) 477-0358
E-mail: christine.vogler@kingcounty.gov

Date SEPA Application Filed: June 2, 2024
Date SEPA Determined Complete: November 28, 2024
*****Revised*** Date of SEPA Mailing:** May 9, 2025

Project Location: 30333 SE 26TH ST, Fall City, 98024
Parcel No's: 082407-9064

Project Description Property owner cleared and graded within aquatic areas and/or wetlands without necessary permits and/or approvals. The property owner will be required to restore aquatic areas and/or wetlands.

Permit requested in this application: Clearing and Grading (Type 1 Decision)

Environmental review is required, and relevant environmental documents are available on-line at www.kingcounty.gov/permits, or at the above address.

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: N/A

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 **21-day public comment period** which ends on **Monday, June 2, 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 being 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.

Any person wishing additional information on this proposed project should contact the SEPA Permit Project Manager at the phone number or e-mail listed above. You may also review the application and any environmental documents or studies in our Snoqualmie office or at www.kingcounty.gov/permits/.

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 SEPA Threshold Determination on this application, complete and return the portion below to the Permitting Division at the address above.

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

File No.: GRDE24-0054
Name: _____ Phone No.: _____

Email Address: _____

Mailing Address (optional): _____

Note: Notifications will be sent via email unless mail is requested

