



City of Seattle

Department of Planning and Development
D. M. Sugimura, Director

**CITY OF SEATTLE
DETERMINATION OF NON-SIGNIFICANCE BY
THE DEPARTMENT OF PLANNING AND DEVELOPMENT**

Project Number: 3012391
Applicant Name: Paul Engert
Address of Proposal: 849 NW 46th St

SUMMARY OF PROPOSAL

Land Use Application to allow the demolition of an 11,450 sq. ft. building. Project includes removal of mezzanine in existing building and parking for 55 vehicles.

The following approval is required:

SEPA - Environmental Determination (SMC Chapter 25.05)

SEPA DETERMINATION: Exempt DNS MDNS EIS
 DNS with conditions
 DNS involving non-exempt grading or demolition
or involving another agency with jurisdiction.

BACKGROUND

Site Location: The property is located at the northwest corner of Leary Way NW and NW 45th St.

Zoning: The site is zoned Industrial General 2 IG2/U65.

Parcel Size: 37,308 square feet.

Existing Use: Warehouse and office.

Proposal: The three-story office building, and the mezzanine level of the warehouse building are to be demolished. Twenty-six new parking spaces will be added for a total of 55.

