

Permit Number:
3039108-LU



CITY OF SEATTLE

Master Use Permit

Seattle Department of
Construction and Inspections
700 Fifth Ave, Suite 2000
PO Box 34019
Seattle, WA 98124-4019
(206) 684-8600

Site Address: 2401 NW MARKET ST SEATTLE, WA 98107
Legal Description: THAT POR OF GOV LOT 3, SEC 11, TWN 25 N, RANGE 3 E, W.M., IN KING COUNTY, WA, PER

OWNER	APPLICANT	Application Date: 09/07/2022
Deal Investments, LLC 10510 Northup Way Kirkland, WA 98033 Ph: (206) 217-5926	JODI PATTERSON-O'HARE 17479 7th Ave SW Normandy Park, WA 98166 Ph: (425) 681-4718	Approved for Issuance: 01/05/2024
		Issued Date: 01/11/2024
		Expiration Date: 01/05/2030
		Fees Paid: \$41,854.64
		As of Print Date: 04/23/2024

Description of Project: Land Use Application to allow an 8-story, 178-unit apartment building with retail. Parking for 113 vehicles proposed. Existing buildings to be demolished. Early Design Guidance conducted under 3039184-EG.

Permit Remarks: This MUP has been extended to the maximum lifespan of 6 years, per Seattle Council Bill 120674. No further extensions are allowed after the 6-year term for permits that benefit from this legislation unless a building permit has been accepted by SDCI. City Council approved an amendment to the ordinance that impacts MUPs issued Sept. 1, 2019 to Dec. 31, 2026.

TRAO Applies: No
Land Use Conditions: Yes
King County Survey Recording #:

Approved Uses	Location
Multifamily Residential Use	0
Restaurant	0
General Retail Sales & Service	0

MUP Type	MUP Component	Component Detail	Outcome
II	Design Review	Design Review	Conditioned
II	SEPA-II	Determination of Non Significance	Withdrawn

A/P #	Related Cases/Permits
007636-21PA	Building & Land Use Pre-Application
1056357-TR	Tenant Relocation License
3039108-LU-003	Developer Contributions
3039108-LU-PC	Public Comment
3039184-EG	Early Design Guidance
Additional Information on File	

Project Contacts	Name	Email
Land Use Reviewer	Sean Conrad	Sean.Conrad@seattle.gov
Zoning Reviewer	Branin Burdette	Branin.Burdette@seattle.gov
Housing Reviewer	Myrna Payne	Myrna.Payne@seattle.gov
MHA Reviewer	Myrna Payne	Myrna.Payne@seattle.gov
IZ Reviewer	NA	NA

This Land Use Permit authorizes the use of the property and/or work described above. Permission is hereby given to develop the site address shown, according to the conditions hereon and according to the specification pertaining thereto, subject to compliance with the Ordinances of the City of Seattle.

Subsequent Demolition, Construction, Site Work, or Mechanical work may require additional permits and may not begin without the appropriate approval. Additional information may be obtained from the Seattle Department of Construction and Inspections by visiting us at www.seattle.gov/SDCI/Questions.

You Must Have a Paper Copy of Your Approved and Stamped Plan Set Available at Your Job Site for the City Inspector to Review. If You Do Not Have Your Plans Printed and Ready for Review, You May Fail Your Inspection.