

Permit Number:  
**3034224-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:** 1415 NE 43RD ST SEATTLE, WA 98105

**Legal Description:** LOTS 1-8, BLK 12, BROOKLYN ADDITION

### APPLICANT

JON O'HARE  
PERMIT CONSULTANTS NORTHWEST  
17479 7TH AVE SW  
NORMANDY PARK, WA 98166  
Ph: (425) 301-9541

<b>Application Date:</b>	12/29/2019
<b>Approved for Issuance:</b>	11/19/2021
<b>Issued Date:</b>	12/14/2021
<b>Expiration Date:</b>	11/19/2027
<b>Fees Paid:</b>	\$51,675.20
<b>As of Print Date:</b>	05/03/2024

**Description of Project:** Land Use Application to allow a 14-story and a 22-story, 224-unit apartment, restaurant, and institution building on a shared podium (University Temple United Methodist Church). Parking for 123 vehicles proposed. Existing building to be demolished. Early Design Guidance conducted under Project #3033912-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.

**TRA0 Applies:** No  
**Land Use Conditions:** Yes  
**King County Survey**  
**Recording #:**

Approved Uses	Location
Institution	0
Restaurant	0
Multifamily Residential Use	0

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

A/P #	Related Cases/Permits	Project Contacts	Name	Email
000203-19PA	Building & Land Use Pre-Application	Land Use Reviewer	David Landry	David.Landry@seattle.gov
3034224-LU-004	Developer Contributions	Zoning Reviewer	Maria Cruz	Maria.Cruz@seattle.gov
6778235-DM	Demolition Permit	Housing Reviewer	NA	NA
6785531-CN	Construction Permit	MHA Reviewer	Branin Burdette	Branin.Burdette@seattle.gov
		IZ Reviewer	Emily Lofstedt	Emily.Lofstedt@seattle.gov

**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](http://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.**