

Permit Number:
3036324-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: 4238 RAINIER AVE S SEATTLE, WA 98118

Legal Description: PARCEL B, LBA #3036665-LU REC #20210527900004

OWNER

PATRICK FOLEY
Rainier & Genesee LLC
2030 DEXTER AVE N, SUITE 100
SEATTLE, WA 98109
Ph: (206) 850-6637

APPLICANT

JODI PATTERSON-O'HARE
17479 7th Ave SW
Normandy Park, WA 98166
Ph: (425) 681-4718

Application Date: 10/25/2020

Approved for Issuance: 01/10/2024

Issued Date: 01/19/2024

Expiration Date: 07/10/2030

Fees Paid: \$38,708.26

As of Print Date: 05/31/2024

Description of Project: Land Use Application to allow a 5-story, 226-unit apartment building with retail. Parking for 153 vehicles proposed. Existing parking lot to be removed. Early Design Guidance conducted under 3036272-EG.

Permit Remarks: Change in unit count from 226 to 263 due to an error in the project description. This MUP has been extended to the maximum lifespan of 6 years, per Seattle Council Bill 120674. No further extensions permitted.

TRAO Applies: No

Land Use Conditions: Yes

**King County Survey
Recording #:**

| Approved Uses | Location |
|--------------------------------|-------------|
| Multifamily Residential Use | N/A |
| General Retail Sales & Service | First floor |
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| | |
| | |

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| II | SEPA-II | Determination of Non Significance | Withdrawn |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

| A/P # | Related Cases/Permits | Project Contacts | Name | Email |
|----------------|-------------------------------------|-------------------|-----------------|-----------------------------|
| 001116-20PA | Building & Land Use Pre-Application | Land Use Reviewer | David Sachs | David.Sachs@seattle.gov |
| 3036324-LU-002 | Developer Contributions | Zoning Reviewer | Katrina Nygaard | Katrina.Nygaard@seattle.gov |
| 3036324-LU-PC | Public Comment | Housing Reviewer | Sissi Zeng | Sissi.Zeng@seattle.gov |
| | | MHA Reviewer | Katrina Nygaard | Katrina.Nygaard@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.