

Permit Number:
3036043-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:	2616 WESTERN AVE SEATTLE, WA 98121
Legal Description:	LOT 3, BLOCK 9, BELL & DENNY'S ADDITION --- TGW LOT 4, BLOCK 9, BELL & DENNY'S

OWNER	APPLICANT	Application Date:	08/12/2020
Western & Cedar LLC 485 Alberto Way Suite 200 Los Gatos, CA 95032 Ph: (408) 316-3137	Colin Gray 485 Alberto Way Suite 200 Los Gatos, CA 95032 Ph: (408) 410-2430	Approved for Issuance:	04/03/2025
		Issued Date:	06/25/2025
		Expiration Date:	04/03/2031
		Fees Paid:	\$103,023.00
		As of Print Date:	06/30/2025

Description of Project: Land Use application to allow a 19-story, 182-unit apartment building. Parking for 130 vehicles proposed. Existing building to be demolished. This project is participating in the Living Building Pilot Program. Early Design Guidance done under 3034374-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: Yes

Land Use Conditions: Yes

**King County Survey
Recording #:**

Approved Uses	Location
Multifamily Residential Use	0

MUP Type	MUP Component	Component Detail	Outcome
II	Design Review	Design Review	Conditioned

A/P #	Related Cases/Permits	Project Contacts	Name	Email
002138-19PA	Building & Land Use Pre-Application	Land Use Reviewer	Joseph Hurley	Joseph.Hurley@seattle.gov
3034374-EG	Early Design Guidance	Zoning Reviewer	Jamie Carlson	Jamie.Carlson@seattle.gov
3036043-LU-002	Developer Contributions	Housing Reviewer	Prithy Korathu	Prithy.Korathu@seattle.gov
3036043-LU-PC	Public Comment	MHA Reviewer	Jamie Carlson	Jamie.Carlson@seattle.gov
6788521-CN	Construction Permit	IZ Reviewer	NA	NA
Additional Information on File				

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.