

Permit Number:
3038249-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: 824 28TH AVE S SEATTLE, WA 98144
Legal Description: THAT PORTION OF THE SE 1/4 OF SEC 4-24-4 E WM LYING BETWEEN THE W LN OF LOT 5, BLOCK 7,

OWNER	APPLICANT	Application Date:	06/09/2022
MRN Homes LLC Michael Nelson 7556 12th Ave NE SEATTLE, WA 98115 Ph: (206) 985-0212	ANDREW NOVION NOVION GROUP INC 8634B 3RD AVENUE NW SEATTLE, WASHINGTON 98117 Ph: 206-361-6133	Approved for Issuance:	10/13/2022
		Issued Date:	05/06/2023
		Expiration Date:	10/13/2025
		Fees Paid:	\$12,211.83
		As of Print Date:	05/06/2023

Description of Project: Land use application to allow 2, 4-story townhouse buildings and 1, 3-story townhouse building (8 units total). Parking for 5 vehicles proposed. Existing building to be demolished.

Permit Remarks:

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

Approved Uses	Location
Multifamily Residential Use	n/a

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

A/P #	Related Cases/Permits	Project Contacts	Name	Email
003808-21PA	Building & Land Use Pre-Application	Land Use Reviewer	Sean Conrad	Sean.Conrad@seattle.gov
3038249-LU-002	Developer Contributions	Zoning Reviewer	Gerald Buker	Gerald.Buker@seattle.gov
3038249-LU-PC	Public Comment	Housing Reviewer	Sissi Zeng	Sissi.Zeng@seattle.gov
6846335-CN	Construction Permit	MHA Reviewer	Gerald Buker	Gerald.Buker@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.