



SPRING St. REZONE  
SEATTLE, WA 98122

OWNER  
**MARTIN SQUARED LLC**  
3310 E. SPRING ST. SUITE #105  
SEATTLE, WA 98122  
TEL. 206.325.0422

ARCHITECT  
**MARTIN LIEBOWITZ**  
3310 E. SPRING ST. SUITE #105  
SEATTLE, WA 98122  
TEL. 206.325.0422

DATES OF RECORD

2015 APPLICATION  
08-04-2015 PROJECT DPD INTAKE

REVISIONS

DPDPROJECT NO.:  
3020405

JURISDICTION  
CITY OF SEATTLE

**A1**

E. PIKE ST.

E. UNION ST.

E. SPRING ST.

E. MARION ST.

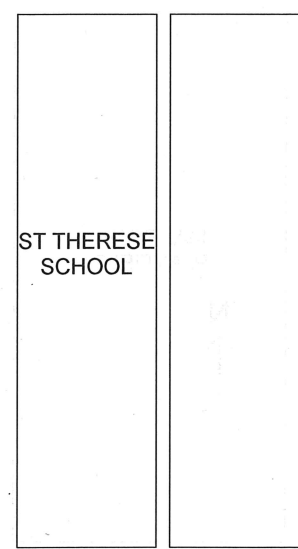
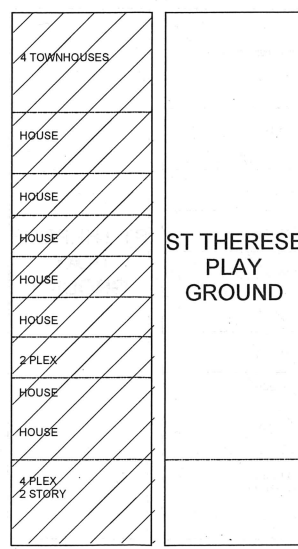
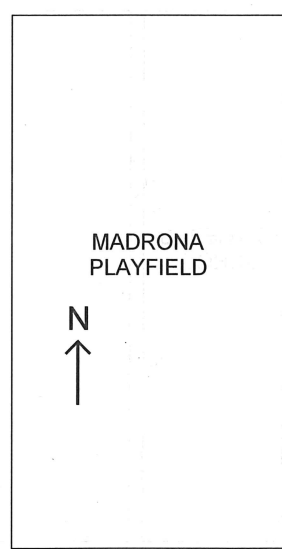
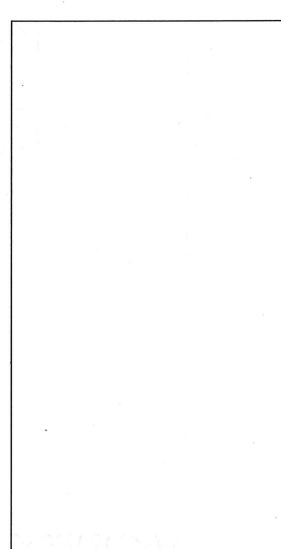
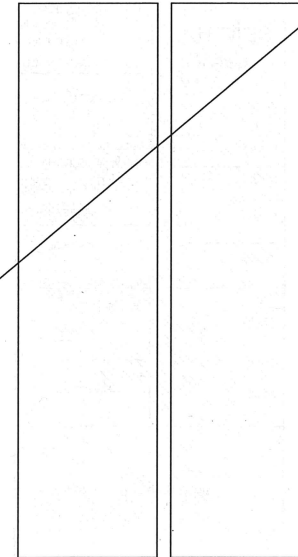
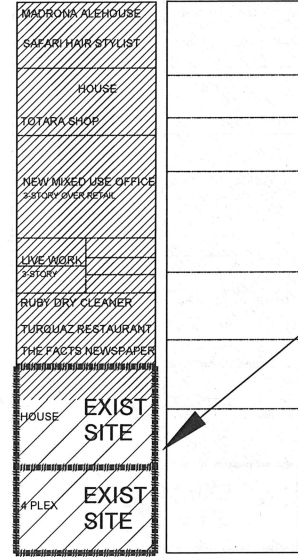
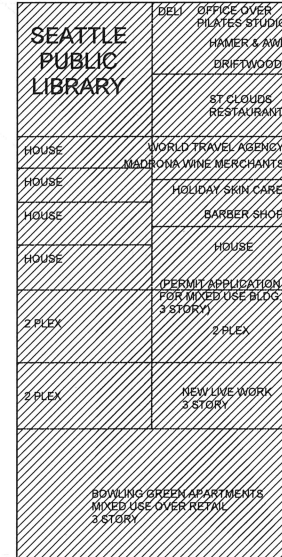
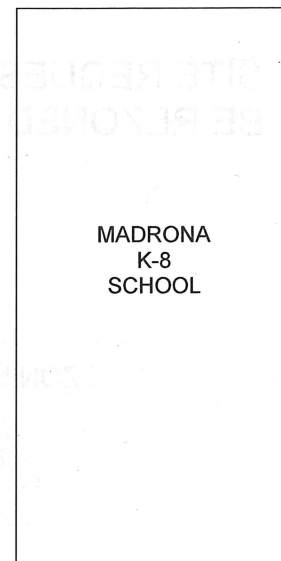
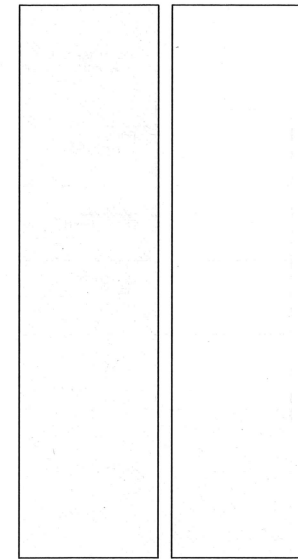
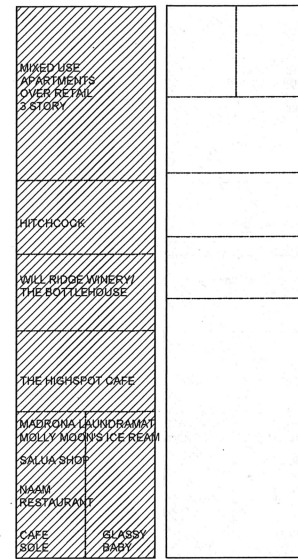
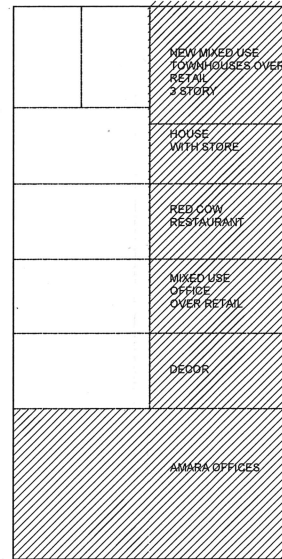
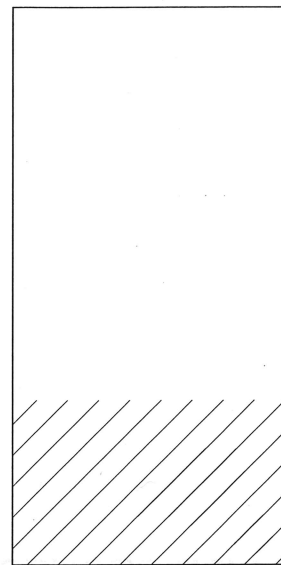
32ND AVE.

33RD AVE.

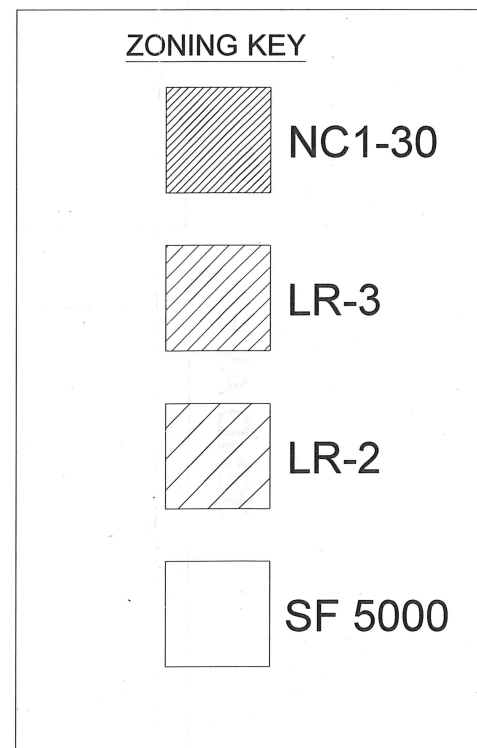
34TH AVE.

35TH AVE.

36TH AVE.



SITES FOR REQUESTED REZONE



VICINITY MAP  
(WITH EXISTING ZONING)





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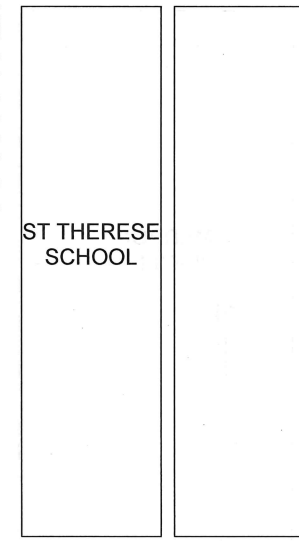
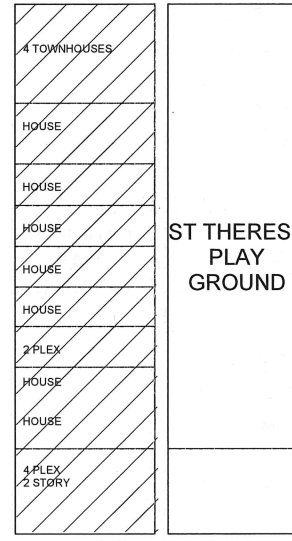
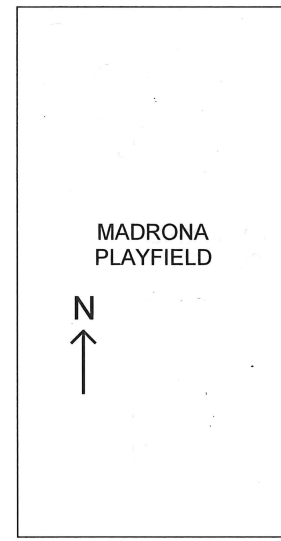
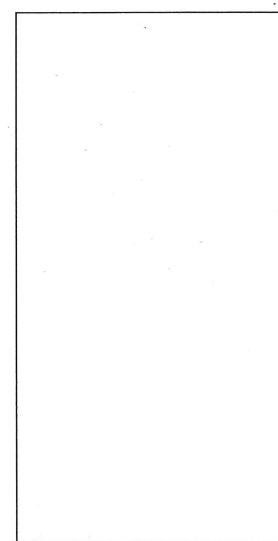
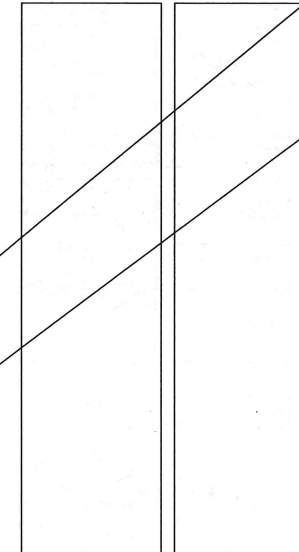
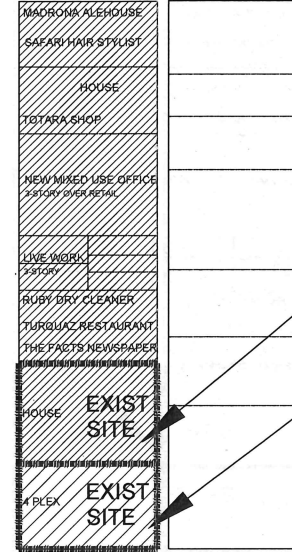
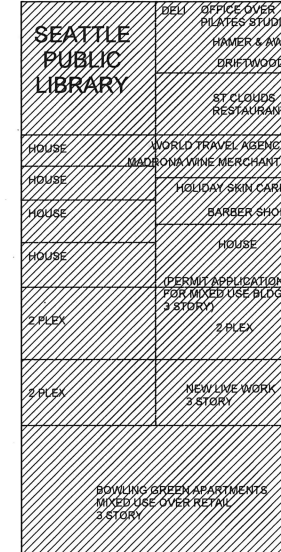
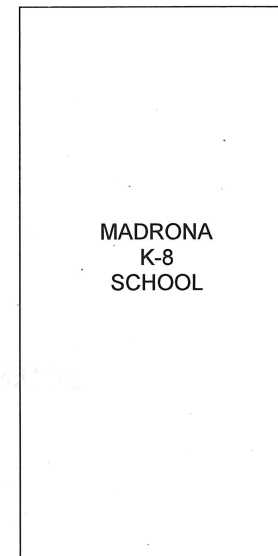
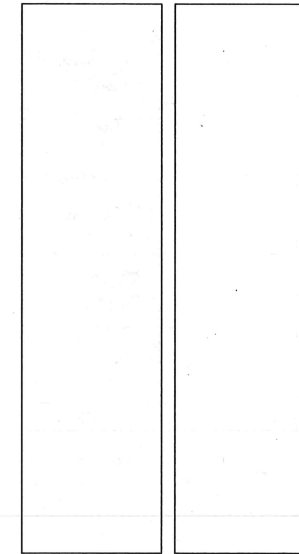
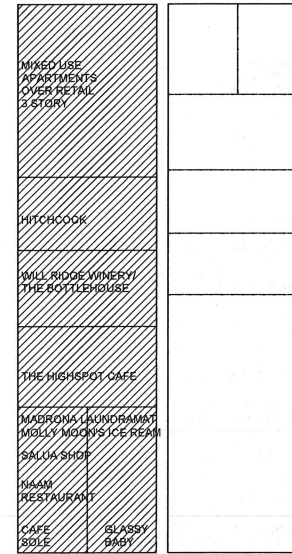
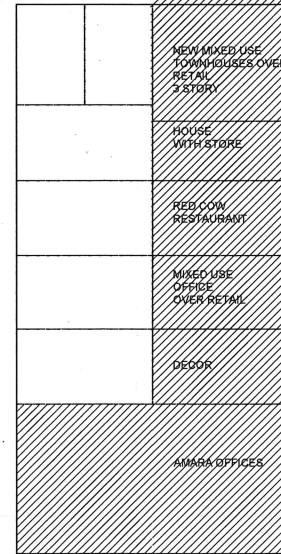
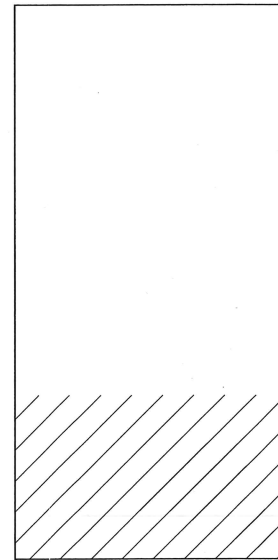
**A2**

E. PIKE ST.

E. UNION ST.

E. SPRING ST.

E. MARION ST.



36TH AVE.

SITE REQUESTED TO BE REZONED TO NC1-30

SITE REQUESTED TO BE REZONED TO LR-3

ZONING KEY



VICINITY MAP  
(WITH PROPOSED ZONING CHANGE)





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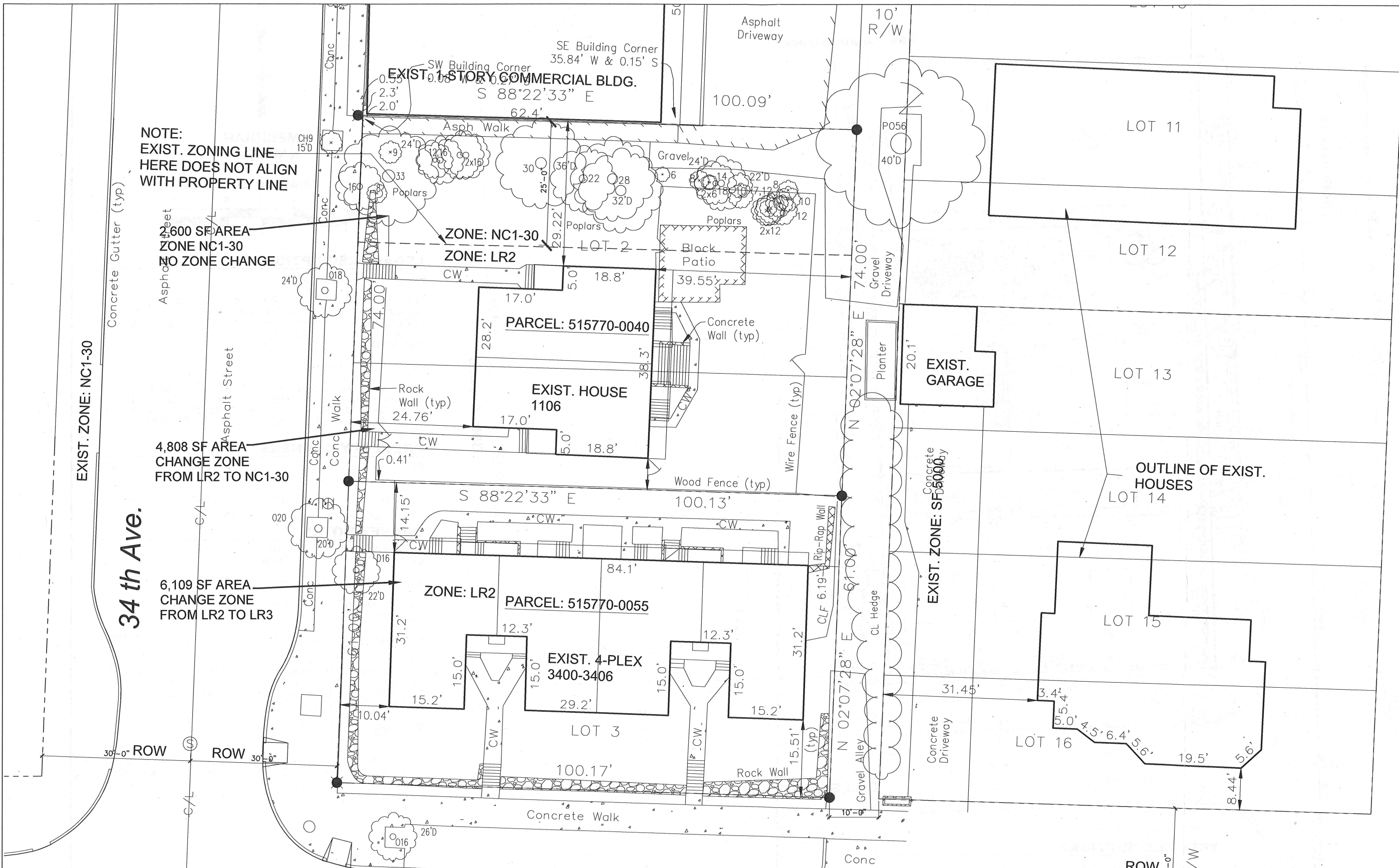
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CITY OF SEATTLE

**A3**



NOTE:  
EXIST. ZONING LINE  
HERE DOES NOT ALIGN  
WITH PROPERTY LINE

2,600 SF AREA  
ZONE NC1-30  
NO ZONE CHANGE

4,808 SF AREA  
CHANGE ZONE  
FROM LR2 TO NC1-30

6,109 SF AREA  
CHANGE ZONE  
FROM LR2 TO LR3

EXIST. ZONE: NC1-30

34th Ave.

East Spring Street

**LEGAL DESCRIPTION:**  
3400-3406 E SPRING ST, SEATTLE, WA 98122  
PARCEL 515770-0055  
THE SOUTH 61 FEET OF LOT 3, BLOCK 2, MARION HIGHLANDS ADDITION TO THE CITY OF SEATTLE,  
ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 15 OF PLATS, PAGE 61, RECORDS OF KING  
COUNTY, WASHINGTON.

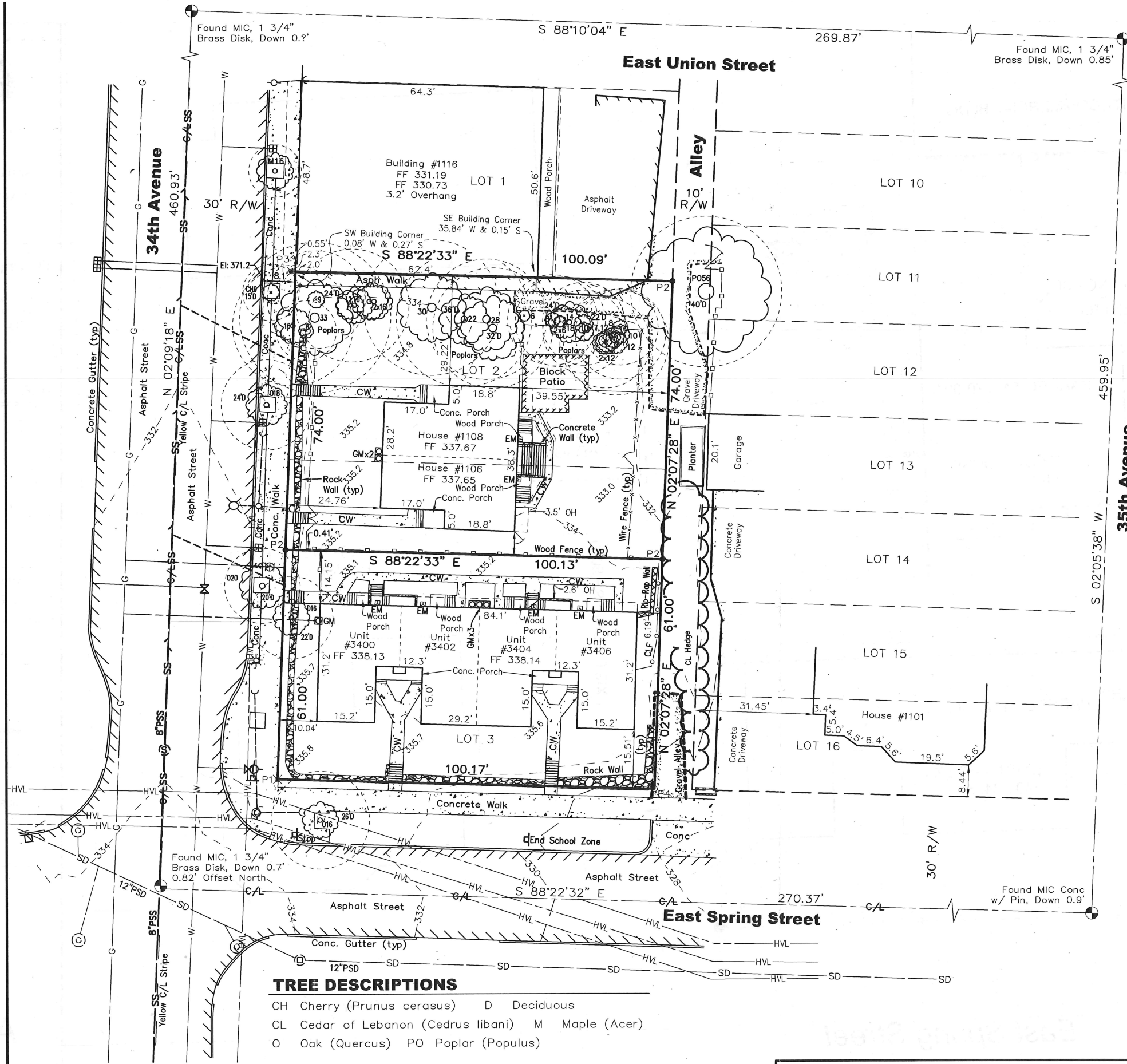
1106 / 1108 34TH AVE., SEATTLE, WA 98122  
PARCEL 525770-0040  
LOT 2 AND THE NORTH 24 FEET OF LOT 3, BLOCK 2, MARION HIGHLANDS ADDITION TO THE CITY OF  
SEATTLE, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 15 OF PLATS, PAGE 61, RECORDS  
OF KING COUNTY, WASHINGTON.

Project Name: 34TH AND SPRING  
Site Address: 1106 34TH AVE, 3400 E SPRING ST.  
DPD Project #: 3020405  
Parcel #s: 515770-0040, 515770-0055  
PARCEL AREA: 13,517 SF  
PROJECT OWNER: MARTIN SQUARED LLC

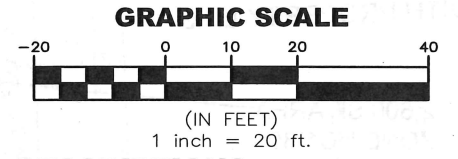
**EXISTING PLOT PLAN**

1"=10'-0"





**MERIDIAN  
NAD 83-91**



**LEGAL DESCRIPTIONS**

Parcel: 515770-0055

THE SOUTH 61 FEET OF LOT 3, BLOCK 2, MARION HIGHLANDS ADDITION TO THE CITY OF SEATTLE, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 15 OF PLATS, PAGE 61, RECORDS OF KING COUNTY, WASHINGTON.

Parcel: 515770-0040

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**PROPERTY CORNERS**

- P1 Set Tack in Lead w/ Tag, LS 30581 (Elev. 333.92)
- P2 Set Rebar & Cap, LS 30581
- P3 Set Tack in Lead w/ Tag, LS 30581, 1' Offset
- P4 Found Rebar & Cap, LS 13791, 0.02' W

**SURVEY NOTES**

INSTRUMENT USED: SOKKIA SET 5 EDM  
METHOD USED: FIELD TRAVERSE

APPROXIMATE POINT ACCURACY: ±0.05'

SURVEY MEETS OR EXCEEDS STATE STANDARDS PER WAC 332-130-090.

MONUMENTS SHOWN HEREON WERE VISITED ON DECEMBER 23, 2014.

THE INFORMATION SHOWN ON THIS MAP REPRESENTS THE RESULTS OF A SURVEY MADE ON THE INDICATED DATE AND CAN ONLY BE CONSIDERED AS THE GENERAL EXISTING CONDITION AT THAT TIME.

VERTICAL DATUM - NAVD 88  
CONTOUR INTERVAL - 2 FEET

BENCH MARK: POINT NAME: 3663-18B: Set 2" Brass Surface Cap stamped 2617, back seam conc. walk @ approx. C/L wheel chair ramp & 8.5' S of int bckw's located at the SW cor int 34th. Ave & E. Pike St. Elev. 324.472.

**TREE DESCRIPTIONS**

- CH Cherry (Prunus cerasus) D Deciduous
- CL Cedar of Lebanon (Cedrus libani) M Maple (Acer)
- O Oak (Quercus) PO Poplar (Populus)

**SURVEY IN THE:**  
S.W. 1/4, N.W. 1/4 SEC. 34 TWP. 25N., RGE. 4E., W.M.



**TOPOGRAPHIC SURVEY**

Martin Liebowitz  
1106 34th Avenue & 3400 East Spring Street  
Seattle, WA 98122

<b>DRAWN BY:</b> HMM	<b>SHEET</b>  1 <b>OF</b> 1
<b>CHECKED:</b> BLE	
<b>PROJECT:</b> 14782	
<b>DATE:</b>	

EMERALD LAND SURVEYING, INC.