



PC Comment Response Letter

January 13, 2023

Subject: Intake Screening Comment Response Letter
Address: 7929 East Mercer Way
Permit: 2211-165
To: City of Mercer Island

The following comments are in response to the intake comments letter:

Review Type: CST
Reviewer Name: Norine Allerdice

1. Building application is missing the required valuation for this project.

Response: The valuation has been added to the application.

2. Seasonal Development Limitation.

Response: A waiver will applied for if needed, depending on time of permit issuance.

3. Hold Harmless Agreement.

Response: This will be addressed once we receive the document after intake acceptance.

4. Peer Review.

Response: We understand the need and process of the geotechnical peer review.

5. Water Supply System Requirements.

Response: The necessary information for upsizing the water meter and supply line has been added to the civil plans.



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Review Type: LUP
Reviewer Name: Molly McGuire

1. Critical Area Review 1 & 2.

Response: We plan to request a concurrent review with the building permit.

2. Indicate Critical Areas and Buffers.

Response: This information has been added to the civil plans.

3. Provide Lot Coverage, Hardscape, & GFA Calculations.

Response: This information has been added to the Site Plan.

4. Elevation Drawings existing/finished grade, max downhill building façade/height, allowable building height.

Response: This information has been added to all elevations.

5. Garage Area Inclusion. Lot Coverage, Hardscape, and GFA to be Removed.

Response: This information has been added to the calculations on the Site Plan.



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Review Type: TREE
Reviewer Name: John Kenney

1. Tree Inventory Form.

Response: A Tree Inventory form has been included with the submittal.

2. Tree Protection Plan.

Response: All items on the checklist have been added to the civil plans. The Arborist Report has been updated to show all tree being retained.

3. Trees 63 & 65.

Response: This was a miscommunication with the Arborist. We are not proposing for the removal of any trees and the Arborist Report now reflects this.

4. Replanting Plan.

Response: No trees are to be removed, so a replanting plan is not required.

Regards,
Cody Dakan
Yen Design, Inc.
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