

CRITICAL AREA REVIEW PROJECT AND CRITERIA COMPLIANCE NARRATIVE

8020 SE 57th St, Mercer Island, WA

Project Narrative:

Existing 2,280sf single family residence is to be demolished and a new 6,411sf single family residence is to be rebuilt with 4,698sf attached below grade garage. Currently the City of Mercer Island's GIS maps both a piped and un piped watercourse to the east of the subject site on parcel 2948900083. The piped watercourse does exist however after exploration there is no presence of an un-piped watercourses existence both past or present. Additionally construction/demolition will extend into the steep slope setback and we are seeking approval of this to the extent that the Geotechnical engineer has approved.

Criteria Compliance:

Per MICC 19.07.090 we are seeking for verification of the absence of the mapped stream/critical area and its associated buffers.

Per MICC 19.07.130 there will be demolition of an existing legal structure situated within a geologically hazardous area.

Property owner:

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