

Nicole Gaudette

From: Karen Walter <KWalter@muckleshoot.nsn.us>
Sent: Tuesday, May 14, 2019 11:41 AM
To: Nicole Gaudette
Subject: Yang Single Family Residence, Critical Area Determination/ Buffer averaging, CAO19-006, Notice of Application

Nicole,

We have reviewed the proposed Yang Single Family Residence Critical Area Determination/Buffer averaging proposal referenced above. We have some questions and initial comments about this project:

1. As noted in the Critical Areas Report for the project, there is an existing watercourse (stream) onsite that is currently piped throughout its length on this property until it discharges into Lake Washington. With the project site being fully redeveloped, this is the opportunity to daylight this stream. Please explain why this project is not daylighting this stream as part of this project, particularly given the new home's location farther away from this piped watercourse. As part of this response, please note the approximately date as to when this stream was piped and the condition of this pipe.
2. The plans note a few existing trees (unidentified pine species) will be removed from areas adjacent to the piped stream and Lake Washington. The proposed critical areas planting plan shows no new trees along the piped stream and planted areas Lake Washington. There should be trees planted to replace those removed or at least some native willows that will provide more habitat functions along the nearshore of Lake Washington than those shrub species proposed.

We appreciate the opportunity to review this proposal and look forward to City of Mercer Island's responses to these concerns. We may have further comments subsequently.

Thank you,
Karen Walter
Watersheds and Land Use Team Leader

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