

CITY OF MERCER ISLAND

COMMUNITY PLANNING & DEVELOPMENT

9611 SE 36TH STREET | MERCER ISLAND, WA 98040

PHONE: 206.275.7605 | www.mercergov.org

Inspection Requests: Online: www.mybuildingpermit.com VM: 206.275.7730



WET SEASON GRADING RESTRICTION (OCTOBER 1 THROUGH APRIL 1) SEASONAL DEVELOPMENT LIMITATION WAIVER

DESCRIPTION

Land clearing, grading, filling, and foundation work are not permitted between October 1 and April 1 on lots considered as an Erosion, Potential Slide, or Steep Slope Hazard. A waiver to this seasonal development limitation may be granted if compelling justification is demonstrated and supported by a geotechnical evaluation of the site and proposed construction activities.

AFFECTED SITES

1. Sites subject to a Potential Slide, Erosion, or Steep Slope Hazard, or any areas with Critical Slopes and the land that extends 10 feet past the top and toe of the slope.
2. Any site that is considered by the Building Official or City Engineer to be subject to the seasonal development limitation.

See Mercer Island Landslide Hazard Map for more details

SUBMITTAL REQUIREMENTS

All required items must be completely and accurately filled out. Once the application has been reviewed by the building official, you may be asked to provide some, if not all the materials found in the "Required as Needed" column.

You may apply for the waiver while you are applying for a building permit if you believe that you will be constructing during the wet season.

Required	Required as Needed
A. Development Application Form	A. Storm Detention Design and Hydrology Report
B. Letter to the Building Official Requesting the Waiver	B. Survey
C. Geotechnical Report	C. Tree Inventory
D. Working Drawings	D. Permanent Site Restoration Methods
E. Construction Schedule	E. Soil Removal Evaluation
F. Erosion Control Plan	F. Hillside Support
G. Emergency Procedures	G. Soil Disposal
H. Emergency Contact Information	H. Liability Insurance
	I. Performance Bond or Assign of Funds Account
	J. Site Reports.
	K. Additional Information as determined by the Building Official or City Engineer

SEE PAGE 2 FOR EMERGENCY CONTACTS AND PROCEDURES

SEE PAGE 3 FOR CONSTRUCTION SCHEDULE

SEE PAGE 4 FOR LETTER REQUESTING WAIVER

APPEALS

Appeals of a _____ iner. There is a process for filing an appeal with the Hearing Examiner, which normally takes up to 45 days. Refer to MICC Chapter 19.15.010.

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SEASONAL DEVELOPMENT EMERGENCY CONTACT

PLEASE POST THIS INFORMATION ON SITE

Emergency Procedures

Mercer Island Municipal Code Section 19.07.020

CONTACTS

Contractor Name: _____ Phone # _____

Contractor Email: _____

Site Superintendent Name: _____ Phone # _____

Site Superintendent Email: _____

Excavation Sub-Contractor: _____ Phone # _____

Excavation Sub-Contractor Email: _____

Owner Name: _____ Phone # _____

Owner Email: _____

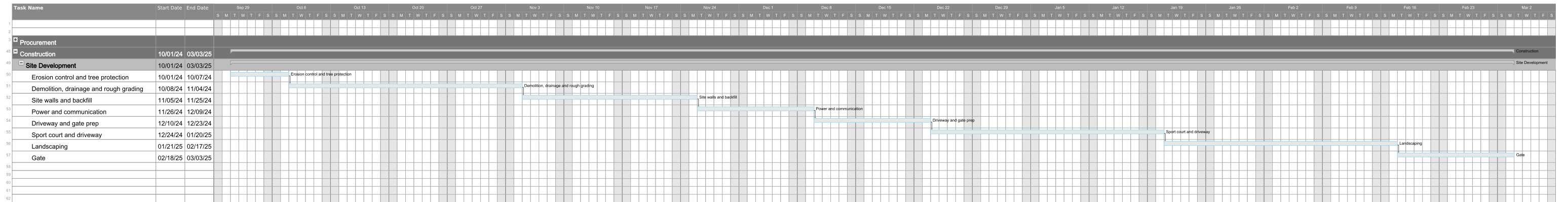
Describe the actions required to be taken on site in the event of a natural or man-made disaster such as a landslide or erosion-control problem:

CITY OF MERCER ISLAND CONTACT INFORMATION

After Hours: Call Police Non-Emergency 1.425.577.5656
During Regular Hours: 8:30 am – 5:00 pm
Development Services Ground (DSG) 206.275.7605
Public Works Department 206.275.7608
Police 206.275.7610
Fire 206.275.7607

EMERGENCY: CALL 911

MLH Permit Schedule



February 2, 2024

JN 23453

Mercer Lakehouse Trust
6236 S.E. 22nd Street
Mercer Island, Washington 98040
via email: shelby@panonorthwest.com

Subject: **Waiver of Wet Season Construction Moratorium**
Proposed Remodel Sport Court and Driveway Realignment
6236 S.E. 22nd Street
Mercer Island, Washington

Greetings:

We understand that work associated with the proposed modification of the existing driveway and construction of a new sport court will extend beyond the October 1 start of the Seasonal Development Moratorium, as defined by City of Mercer Island Code. Your project team is applying for a waiver to allow this wet weather grading.

We expect that the earth disturbing activities will be limited to the southern portion of the property, separated from Lake Washington by the existing residence, autocourt, swimming pool and northern terrace.

We have been provided with a copy of the application package, which includes the construction schedule prepared by Lockhart Suver and the *T.E.S.C. and Demo Plan* prepared by DCI.

The planned work area is flat to gently-sloped, resulting in a low potential for adverse erosion impacts to surrounding properties. Even so, it will be important to maintain the existing erosion control features, and to repair or upgrade them as necessary to deal with site and weather. One of the primary considerations will be preventing trucks from tracking mud onto the streets.

In order to satisfy the City of Mercer Island's requirements, we make the following statement:

In our judgment, the development practices that have been included in the plans, and that are recommended in our geotechnical report should render the new construction as safe as if it were not located in a geologic hazard area.

Please contact us if you have any questions regarding this letter, or if we can be of further assistance.

Respectfully submitted,
GEOTECH CONSULTANTS, INC.
Marc R. McGinnis, P.E.
Principal



2/2/2024

cc: **DeForest Architects** – Riley Coghlan
via email: riley@deforestarchitects.com