

**Pater, David (ECY)**

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**From:** lfaasia@gol.com  
**Sent:** Monday, February 16, 2009 3:46 PM  
**To:** Pater, David (ECY)  
**Cc:** lfaasia@gol.com  
**Subject:** Redmond New Shoreline Master Program 09.02.16

16 February 2009

Dave,

RE: 20D. 150.60-020: Lake Sammamish setback: ... New development adhering to the 35-foot setback and/or reconstruction that involves greater than 50% the value of existing improvement shall be required to plant 50% of the are in the minimum 20 foot building setback with native vegetation.

1) If I reconstruct my 1946 house and I spend over, let's say \$75,000, I have to comply. If one of the newer super-sized houses refurbishes for say \$400,000, they would not have to comply.

It seems to me setting the standard in dollar terms is more equitable than tying it to the current value of the house, which itself could easily be disputed.

2) People talk about native vegetation along the shoreline but it's not clear to me what grows in sand and peat-colored bog, and withstands both being flooded for weeks on end in the winter and being high and dry in the summer. Before the sewer came through, it was a kind of fibrous peat-like stuff. When the sewer was laid, they broke up the natural geology and added tons and tons of sand. Even the beach needs remediation if you want to get back to what it was.

3) The ordinary high water mark is not the maximum high water mark and, depending on the grade, twenty feet away from ordinary high water could still be under water for weeks on end in the winter.

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Requiring docks to be 50% grating doesn't seem conducive to bare feet and sunbathing. Beside, in another section, I thought you wanted shade and cool water for the fish? Why is tree shade better than dock shade?

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In general, I believe it is difficult to preserve the greenery at 4 dwellings/acre. I was surprised to see that the development across the parkway is zoned 3 dwellings/acre and my side is supposed to be the more delicate habitat.

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Redmond's tree policy discourages the planting of fruit trees, especially dwarf and semi-dwarf trees that are safer to take care of-- older gardeners should not be forced up a ladder to care for a standard-size tree.

Leonard Fuller