



DEVELOPMENT SERVICES
ENVIRONMENTAL COORDINATOR
450 110th Ave NE., P.O. BOX 90012
BELLEVUE, WA 98009-9012

OPTIONAL DETERMINATION OF NON-SIGNIFICANCE (DNS) NOTICE MATERIALS

The attached materials are being sent to you pursuant to the requirements for the Optional DNS Process (WAC 197-11-355). A DNS on the attached proposal is likely. This may be the only opportunity to comment on environmental impacts of the proposal. Mitigation measures from standard codes will apply. Project review may require mitigation regardless of whether an EIS is prepared. A copy of the subsequent threshold determination for this proposal may be obtained upon request.

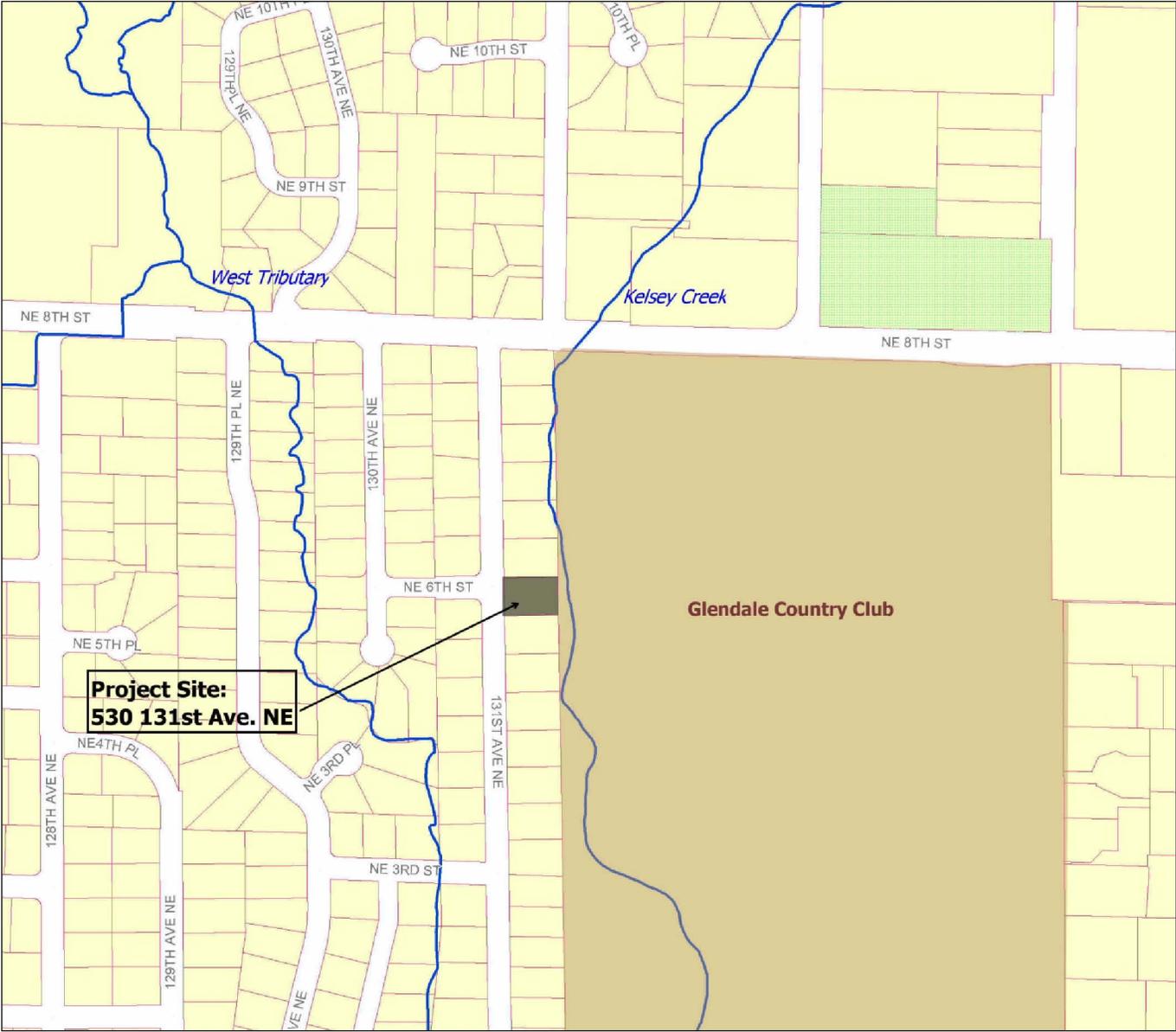
File No. 09-129504-LO
Project Name/Address: Li Kelsey Creek Restoration/530 131st Ave. NE
Planner: Reilly Pittman
Phone Number: 425-452-4350

Minimum Comment Period: November 30, 2009

Materials included in this Notice:

- Blue Bulletin
- Checklist
- Vicinity Map
- Plans
- Other: Critical Area Study, Decisional Criteria Analysis – In File

Li Kelsey Creek Restoration Vicinity Map



City of Bellevue Submittal Requirements

27

ENVIRONMENTAL CHECKLIST

10/9/2009

Thank you in advance for your cooperation and adherence to these procedures. If you need assistance in completing the checklist or have any questions regarding the environmental review process, please visit or call Development Services (425-452-6800) between 8 a.m. and 4 p.m., Monday through Friday (Wednesday, 10 to 4). Assistance for the hearing impaired: Dial 711 (Telecommunications Relay Service) ..

INTRODUCTION

Purpose of the Checklist:

The State Environmental Policy Act (SEPA), Chapter 43.21c RCW, requires all governmental agencies to consider the environmental impacts of a proposal before making decisions. An environmental impact statement (EIS) must be prepared for all proposals with probable significant adverse impacts on the quality of the environment. The purpose of this checklist is to provide information to help you and the City of Bellevue identify impacts from your proposal (and to reduce or avoid impacts from the proposal, if it can be done) and to help the City decide whether an EIS is required.

Instructions for Applicants:

This environmental checklist asks you to describe some basic information about your proposal. Answer the questions briefly, with the most precise information known, or give the best description you can. You must answer each question accurately and carefully, to the best of your knowledge. In most cases, you should be able to answer the questions from your own observations or project plans without the need to hire experts. If you really do not know the answer or if a question does not apply to your proposal, write "do not know" or "does not apply." Giving complete answers to the questions now may avoid unnecessary delays later.

Some questions ask about governmental regulations such as zoning, shoreline, and landmark designations. Answer these questions if you can. If you have problems, the Planner in the Permit Center can assist you.

The checklist questions apply to all parts of your proposal, even if you plan to do them over a period of time or on different parcels of land. Attach any additional information that will help describe your proposal or its environmental effects. Include reference to any reports on studies that you are aware of which are relevant to the answers you provide. The City may ask you to explain your answers or provide additional information reasonably related to determining if there may be significant adverse impacts.

Use of a Checklist for Nonproject Proposals: A nonproject proposal includes plans, policies, and programs where actions are different or broader than a single site-specific proposal.

For nonproject proposals, complete the Environmental Checklist even though you may answer "does not apply" to most questions. In addition, complete the Supplemental Sheet for Nonproject Actions available from Permit Processing.

For nonproject actions, the references in the checklist to the words project, applicant, and property or site should be read as proposal, proposer, and affected geographic area, respectively.

Attach an 8 1/2" x 11 vicinity map which accurately locates the proposed site.

RECEIVED

OCT 30 2009

PERMIT PROCESSING

BACKGROUND INFORMATION

Property Owner: YAJIE LI

Proponent:

Contact Person:

(If different from the owner. All questions and correspondence will be directed to the individual listed.)

Address: 530 131ST AVENUE NE

Phone: 4259858364

Proposal Title: CRITICAL AREA RESTORATION

Proposal Location: 530 131ST AVENUE NE
(Street address and nearest cross street or intersection) Provide a legal description if available.

Please attach an 8 1/2" x 11" vicinity map that accurately locates the proposal site.

Give an accurate, brief description of the proposal's scope and nature:

1. General description: RESTORE CRITICAL AREA
2. Acreage of site: 14,000 square feet or .32 acres
3. Number of dwelling units/buildings to be demolished: ϕ
4. Number of dwelling units/buildings to be constructed: ϕ
5. Square footage of buildings to be demolished: ϕ
6. Square footage of buildings to be constructed: ϕ
7. Quantity of earth movement (in cubic yards): 3
8. Proposed land use:
9. Design features, including building height, number of stories and proposed exterior materials:
N/A
10. Other

Estimated date of completion of the proposal or timing of phasing:

11/30/2009

Do you have any plans for future additions, expansion, or further activity related to or connected with this proposal? If yes, explain. NO.

List any environmental information you know about that has been prepared, or will be prepared, directly related to this proposal.

Critical Area Study dated October 20, 2009

N/A

Do you know whether applications are pending for governmental approvals of other proposals directly affecting the property covered by your proposal? If yes, explain. List dates applied for and file numbers, if known.

NO

List any government approvals or permits that will be needed for your proposal, if known. If permits have been applied for, list application date and file numbers, if known.

N/A

Please provide one or more of the following exhibits, if applicable to your proposal. (Please check appropriate box(es) for exhibits submitted with your proposal):

- Land Use Reclassification (rezone) Map of existing and proposed zoning
- Preliminary Plat or Planned Unit Development
Preliminary plat map
- Clearing & Grading Permit
Plan of existing and proposed grading
Development plans
- Building Permit (or Design Review)
Site plan
Clearing & grading plan
- Shoreline Management Permit
Site plan

A. ENVIRONMENTAL ELEMENTS

1. Earth

a. General description of the site: Flat Rolling Hilly Steep slopes Mountains Other

b. What is the steepest slope on the site (approximate percent slope)?

SEE PLAN

c. What general types of soil are found on the site (for example, clay, sand, gravel, peat, and muck)? If you know the classification of agricultural soils, specify them and note any prime farmland.

SEE PLAN

d. Are there surface indications or history of unstable soils in the immediate vicinity? If so, describe.

NO.

e. Describe the purpose, type, and approximate quantities of any filling or grading proposed. Indicate source

of fill.

SEE PLAN.

f. Could erosion occur as a result of clearing, construction, or use? If so, generally describe.

NO.

g. About what percent of the site will be covered with impervious surfaces after project construction (for example, asphalt or buildings)?

NONE.

h. Proposed measures to reduce or control erosion, or other impacts to the earth, if any:

SEE PLAN

2. AIR

a. What types of emissions to the air would result from the proposal (i.e. dust, automobile odors, and industrial wood smoke) during construction and when the project is completed? If any, generally describe and give approximate quantities if known.

N/A

b. Are there any off-site sources of emissions or odor that may affect your proposal? If so, generally describe.

NO.

c. Proposed measures to reduce or control emissions or other impacts to the air, if any:

N/A

3. WATER

a. Surface

(1) Is there any surface water body on or in the immediate vicinity of the site (including year-round and seasonal streams, saltwater, lakes, ponds, wetlands)? If yes, describe type and provide names. If appropriate, state what stream or river it flows into.

YES. KELSEY CREEK.

(2) Will the project require any work over, in, or adjacent to (within 200 feet) the described waters? If Yes, please describe and attach available plans.

YES. SEE PLAN.

Restoration planting is occurring along the stream bank within the riparian corridor. RP

- (3) Estimate the amount of fill and dredge material that would be placed in or removed from surface water or wetlands and indicate the area of the site that would be affected. Indicate the source of fill material.

N/A

- (4) Will the proposal require surface water withdrawals or diversions? Give general description, purpose, and approximate quantities if known.

NO.

- (5) Does the proposal lie within a 100-year floodplain? If so, note location on the site plan.

YES, SEE PLAN.

- (6) Does the proposal involve any discharges of waste materials to surface waters? If so, describe the type of waste and anticipated volume of discharge.

NO.

b. Ground

- (1) Will ground water be withdrawn, or will water be discharged to ground water? Give general description.

N/A

- (2) Describe waste material that will be discharged into the ground from septic tanks or other sources, if any (for example: Domestic sewage; industrial, containing the following chemicals...; agricultural; etc.) Describe the general size of the system, the number of such systems, the number of houses to be served (if applicable), or the number of animals or humans the system(s) are expected to serve.

N/A

c. Water Runoff (Including storm water)

- (1) Describe the source of runoff (including storm water) and method of collection and disposal, if any (include quantities, if known). Where will this water flow? Will this water flow into other waters? If so, describe.

STORM WATER INTO KELSEY CREEK

Proposed activity is restoration planting along the stream bank and should not increase storm water runoff. RP

(2) Could waste material enter ground or surface waters? If so, generally describe.

No.

d. Proposed measures to reduce or control surface, ground, and runoff water impacts, if any:

N/A

Proposed restoration planting. RP

4. Plants

a. Check or circle types of vegetation found on the site:

- deciduous tree: alder, maple, aspen, other
- evergreen tree: fir, cedar, pine, other
- shrubs
- grass
- pasture
- crop or grain
- wet soil plants: cattail, buttercup, bulrush, skunk cabbage, other
- water plants: water lily, eelgrass, milfoil, other
- other types of vegetation

b. What kind and amount of vegetation will be removed or altered?

SEE PLAN.

Invasive species removal. RP

c. List threatened or endangered species known to be on or near the site.

No endangered vegetation species are noted to be on-site. RP

d. Proposed landscaping, use of native plants, or other measures to preserve or enhance vegetation on the site, if any:

SEE PLAN

Entire proposal is for restoration planting of stream bank. RP

5. ANIMALS

a. Check or circle any birds and animals which have been observed on or near the site or are known to be on or near the site:

- Birds: hawk, heron, eagle, songbirds, other:
- Mammals: deer, bear, elk, beaver, other:

✓ Fish: bass, salmon, trout, herring, shellfish, other:

b. List any threatened or endangered species known to be on or near the site.

SALMON

c. Is the site part of a migration route? If so, explain.

NO

d. Proposed measures to preserve or enhance wildlife, if any:

CRITICAL AREA RESTORATION

Kelsey Creek is a Type-F fish bearing stream at this location. In addition to other fish use Kelsey Creek is known to have Cutthroat, Coho, Chinook, and Sockeye. RP

6. Energy and Natural Resources

a. What kinds of energy (electric, natural gas, oil, wood stove, solar) will be used to meet the completed project's energy need? Describe whether it will be used for heating, manufacturing, etc.

N/A

b. Would your project affect the potential use of solar energy by adjacent properties? If so, generally describe.

N/A

c. What kinds of energy conservation features are included in the plans of the proposal? List other proposed measures to reduce or control energy impacts, if any:

N/A

7. Environmental Health

a. Are there any environmental health hazards, including exposure to toxic chemicals, risk of fire and explosion, spill, or hazardous waste, that could occur as a result of this proposal? If so, describe.

N/A

(1) Describe special emergency services that might be required.

N/A

(2) Proposed measures to reduce or control environmental health hazards, if any.

N/A

b. Noise

(1) What types of noise exist in the area which may affect your project (for example, traffic, equipment, operation, other)?

N/A

(2) What types and levels of noise would be created by or associated with the project on a short-term or long-term basis (for example, traffic, construction, operation, other)? Indicate what hours noise would come from the site.

N/A

Noise is regulated by BCC 9.18

(3) Proposed measures to reduce or control noise impacts, if any:

N/A

8. Land and Shoreline Use

a. What is the current use of the site and adjacent properties?

HOUSE

Single-Family Residential, Recreational (Golf Course)

b. Has the site been used for agriculture? If so, describe.

NO

c. Describe any structures on the site.

HOUSE

d. Will any structures be demolished? If so, what?

NO.

e. What is the current zoning classification of the site?

SINGLE FAMILY

R-3.5

f. What is the current comprehensive plan designation of the site?

SF-M, Single-Family Medium Density

g. If applicable, what is the current shoreline master program designation of the site?

N/A

Kelsey Creek is not within the Shoreline Management Area at this location. RP

h. Has any part of the site been classified as an "environmentally sensitive" area? If so, specify.

YES. KELSEY CREEK

i. Approximately how many people would reside or work in the completed project?

N/A

j. Approximately how many people would the completed project displace?

N/A

k. Proposed measures to avoid or reduce displacement impacts, if any:

N/A

i. Proposed measures to ensure the proposal is compatible with existing and projected land uses and plans, if any:

N/A

9. Housing

- a. Approximately how many units would be provided, if any? Indicate whether high, middle, or low-income housing.

N/A

- b. Approximately how many units, if any, would be eliminated? Indicate whether high, middle, or low-income housing.

N/A

- c. Proposed measures to reduce or control housing impacts, if any:

N/A

10. Aesthetics

- a. What is the tallest height of any proposed structure(s), not including antennas; what is the principal exterior building material(s) proposed?

N/A

- b. What views in the immediate vicinity would be altered or obstructed?

N/A

- c. Proposed measures to reduce or control aesthetic impacts, if any:

N/A

11. Light and Glare

- a. What type of light or glare will the proposal produce? What time of day would it mainly occur?

N/A

- b. Could light or glare from the finished project be a safety hazard or interfere with views?

N/A

- c. What existing off-site source of light or glare may affect your proposal?

N/A

- d. Proposed measures to reduce or control light or glare impacts, if any:

N/A

12. Recreation

- a. What designated and informal recreational opportunities are in the immediate vicinity?

~~THE~~ GLENDALE GOLF COURSE

- b. Would the proposed project displace any existing recreational uses? If so, describe.

NO

- c. Proposed measures to reduce or control impacts on recreation, including recreation opportunities to be provided by the project or applicant, if any:

N/A

13. Historic and Cultural Preservation

- a. Are there any places or objects listed on, or proposed for, national, state, or local preservation registers known to be on or next to the site? If so, generally describe.

N/A

- b. Generally describe any landmarks or evidence of historic, archeological, scientific, or cultural importance known to be on or next to the site.

N/A

- c. Proposed measures to reduce or control impacts, if any:

N/A

14. Transportation

- a. Identify public streets and highways serving the site, and describe proposed access to the existing street system. Show on site plans, if any.

~~131ST~~ AVENUE NE

- b. Is site currently served by public transit? If not, what is the approximate distance to the nearest transit stop?

NO.

- c. How many parking spaces would be completed project have? How many would the project eliminate?

N/A

- d. Will the proposal require any new roads or streets, or improvements to existing roads or streets, not including driveways? If so, generally describe (indicate whether public or private).

NO

- e. Will the project use (or occur in the immediate vicinity of) water, rail, or air transportation? If so, generally describe.

NO

f. How many vehicular trips per day would be generated by the completed project? If known, indicate when peak volumes would occur.

N/A

g. Proposed measures to reduce or control transportation impacts, if any:

N/A

15. Public Services

a. Would the project result in an increased need for the public services (for example: fire protection, police protection, health care, schools, other)? If so, generally describe.

NO.

b. Proposed measures to reduce or control direct impacts on public services, if any.

N/A

16. Utilities

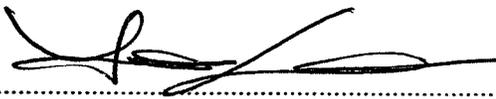
a. Circle utilities currently available at the site: electricity, natural gas, water, refuse service, telephone, sanitary sewer, septic system, other.

b. Describe the utilities that are proposed for the project, the utility providing the service, and the general construction activities on the site or in the immediate vicinity which might be needed.

N/A

Signature

The above answers are true and complete to the best of my knowledge. I understand that the lead agency is relying on them to make its decision.

Signature.....

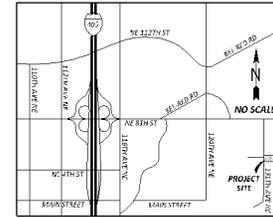
Date Submitted..... 10/20/2009



CRITICAL AREA RESTORATION PLAN

530 131ST AVENUE NORTHEAST

BELLEVUE, WASHINGTON



CRITICAL AREA RESTORATION PLAN SUMMARY

OVERVIEW

THIS CRITICAL AREA RESTORATION PLAN HAS BEEN PREPARED PER THE STANDARDS ESTABLISHED IN BELLEVUE LAND USE CODE (LUC) 20.25H (CRITICAL AREAS OVERLAY), THE GENERAL DESIGN STANDARDS DESCRIBED WITHIN THE CITY OF BELLEVUE'S CRITICAL AREAS HANDBOOK (LATEST ED.), AND THE CRITICAL AREA BEST MANAGEMENT PRACTICES OUTLINED IN THE CITY OF BELLEVUE'S ENVIRONMENTAL BEST MANAGEMENT PRACTICES & DESIGN STANDARDS (LATEST ED.).

THE PURPOSE OF THIS RESTORATION PLAN IS TO MITIGATE IMPACTS RELATED TO THE UNAUTHORIZED CUTTING AND REMOVAL OF TWO MULTISTEMMED BIGLEAF MAPLE (*Acer macrophyllum*) TREES LOCATED ADJACENT TO KELSEY CREEK WITHIN AND IMMEDIATELY EAST OF 530 131ST AVENUE NORTHEAST IN BELLEVUE, WASHINGTON. BASED ON REVIEW OF PERMANENT STUMPS, IT APPEARS THE UNAUTHORIZED TREE REMOVAL INCLUDED TEN (10) INDIVIDUAL TREES GREATER THAN SIX (6) INCHES DIAMETER AT BREAST HEIGHT (DBH). REMOVED TREES APPEARED TO RANGE FROM APPROXIMATELY EIGHT (8) TO 22 INCHES DBH.

THIS PLAN SHOULD BE REVIEWED IN COMBINATION WITH THE CRITICAL AREA STUDY DATED OCTOBER 20, 2009, WHICH DESCRIBES CRITICAL AREAS PRESENT WITHIN THE PROJECT SITE, AS WELL AS THE LETTER DATED OCTOBER 20, 2009, WHICH ADDRESSES RESTORATION PLAN CONFORMANCE TO THE DECISIONAL CRITERIA OF LUC 20.25H AND LUC 20.30P.14D.

CRITICAL AREAS PRESENT

ON-SITE

- STEEP SLOPE HAZARD

OFF-SITE (LOCATED ADJACENT TO 530 131ST AVENUE NE)

- ONE (1) CATEGORY IV WETLANDS AND ONE (2) CATEGORY III WETLAND LOCATED ON PARCEL NO. 3425059010
- KELSEY CREEK AND RELATED 100 YEAR FLOODPLAIN HAZARD LOCATED ON PARCEL NO. 3425059010.
- STEEP SLOPE HAZARD ON PARCEL 3425059010.

KELSEY CREEK AND RELATED 100 YEAR FLOODPLAIN HAZARD EXTEND OFF-SITE TO THE NORTH AND SOUTH. IN ADDITION, IT APPEARS THAT STEEP SLOPE HAZARDS EXTEND OFF-SITE TO THE NORTH AND SOUTH. HOWEVER, ACCESS WAS NOT GRANTED TO CONFIRM THE EXACT EXTENT OF STEEP SLOPE HAZARDS.

CRITICAL AREA RESTORATION PLAN GOALS

THE GOALS OF THIS CRITICAL AREA RESTORATION PLAN ARE:

- TO RESTORE A NATIVE RIPARIAN AND STREAM BUFFER PLANT COMMUNITY WITHIN THE RESTORATION AREA.
- TO IMPROVE SOIL NUTRIENT, WATER-HOLDING CAPACITY, AND OVERALL FERTILITY WITHIN THE RESTORATION AREA.
- TO MINIMIZE THE GENERAL PRESENCE OF NOXIOUS WEED SPECIES WITHIN THE RESTORATION AREA.

CRITICAL AREA RESTORATION PLAN OBJECTIVES

THE OBJECTIVES OF THIS CRITICAL AREA RESTORATION PLAN ARE:

- TO INSTALL AND SUCCESSFULLY ESTABLISH 133 NATIVE PLANTINGS WITHIN THE RESTORATION AREA.
- TO AMEND SOILS WITHIN THE RESTORATION AREA USING A COMMERCIAL GRADE ORGANIC COMPOST.

- TO LIMIT NOXIOUS WEED SPECIES PRESENCE WITHIN THE RESTORATION AREA TO A MAXIMUM OF TEN (10) PERCENT COVERAGE PER SPECIES.

CRITICAL AREA RESTORATION PLAN SUCCESS STANDARDS

MEASURABLE SUCCESS STANDARDS ESTABLISHED FOR THIS CRITICAL AREA RESTORATION PLAN ARE AS FOLLOWS:

- 100 PERCENT SURVIVAL OF INSTALLED PLANT STOCK AFTER THE FIRST GROWING SEASON.
- 80 PERCENT SURVIVAL OF INSTALLED PLANT STOCK AFTER THE THIRD GROWING SEASON.
- THE SUCCESSFUL ESTABLISHMENT OF TWO PLANT SPECIES FOR EACH OF THE FOLLOWING STRATA: TREE, SHRUB, AND GROUNDCOVER.
- 60 PERCENT AVERAGE COVERAGE BY NATIVE WOODY PLANT SPECIES AFTER THE THIRD GROWING SEASON. UP TO 90 PERCENT OF THE NATIVE WOODY PLANT SPECIES COVERAGE MAY BE COMPRISED OF DESIRABLE NATIVE COLONIZING SPECIES.
- LESS THAN 10 PERCENT COVERAGE BY ALL CLASS "A", "B" AND "C" NOXIOUS WEEDS IDENTIFIED ON THE LATEST KING COUNTY NOXIOUS WEED LIST AS WELL AS THE FOLLOWING ADDITIONAL SPECIES: BAMBOO (SPECIES UNKNOWN), ENGLISH HLY (HEDERA HELIX), ENGLISH HOLLY (ILEX AQUIFOLIUM), JAPANESE KNOTWEED (POLYGONUM CUSPIDATUM), HIMALAYAN BLACKBERRY (RUBUS ARMENIACUS), AND CUTLEAF FEVERFRESH (RUBUS LACINIATUS).

COMPLIANCE MONITORING PLAN

AS-BUILT

FOLLOWING COMPLETION OF THE WORK SHOWN ON THIS CRITICAL AREA RESTORATION PLAN, A PROFESSIONAL WETLAND SCIENTIST OR SIMILARLY QUALIFIED PROFESSIONAL SHALL PREPARE AN AS-BUILT OF THE COMPLETED WORK.

THE AS-BUILT SHALL SUMMARIZE THE COMPLETED CRITICAL AREA RESTORATION WORK AS WELL AS ANY DEVIATIONS FROM THE FINAL APPROVED RESTORATION PLAN. IN ADDITION, A MINIMUM OF TWO (2) PERMANENT PHOTO POINTS SHALL BE ESTABLISHED TO PHOTOGRAPHICALLY DOCUMENT REPRESENTATIVE CONDITIONS WITHIN THE RESTORATION AREA AND TWO (2) PERMANENT COMPLIANCE MONITORING PLOTS SHALL BE ESTABLISHED TO DOCUMENT VEGETATION CHARACTERISTICS WITHIN THE RESTORATION AREA. COMPLIANCE MONITORING PLOTS SHALL COMPRISE CIRCULAR PLOTS SCALED APPROPRIATELY TO ACCURATELY SAMPLE THE FOLLOWING STRATA: NATIVE WOODY PLANT SPECIES (TREES, SHRUBS, AND GROUNDCOVER); NOXIOUS WEED SPECIES; HERBACEOUS PLANT SPECIES (GRASSES, SEDGES, RUSHES, AND FORBS).

BASELINE COMPLIANCE MONITORING DATA SHALL BE COLLECTED AT THE ESTABLISHED MONITORING PLOTS (SEE ANNUAL COMPLIANCE MONITORING FOR FIELD DATA COLLECTION REQUIREMENTS). THE AS-BUILT SHALL BE SUBMITTED TO THE CITY OF BELLEVUE WITHIN 30 DAYS FROM THE DATE THAT THE WORK SHOWN ON THE APPROVED CRITICAL AREA RESTORATION PLAN HAS BEEN COMPLETED.

ANNUAL COMPLIANCE MONITORING

FOLLOWING ACCEPTANCE OF THE AS-BUILT BY THE CITY BELLEVUE, ANNUAL COMPLIANCE MONITORING SHALL BE COMPLETED FOR A PERIOD OF THREE (3) YEARS. ANNUAL COMPLIANCE MONITORING SHALL BE COMPLETED BY A PROFESSIONAL WETLAND SCIENTIST OR SIMILARLY QUALIFIED PROFESSIONAL AND SHALL COMPRISE A SITE INVESTIGATION IN AUGUST OR SEPTEMBER OF EACH MONITORING YEAR.

MONITORING SHALL COMPRISE A QUANTITATIVE ASSESSMENT OF CONDITIONS WITHIN THE RESTORATION AREA FOR PURPOSES OF EVALUATING THE CURRENT YEAR'S SUCCESS STANDARDS. AT THE TIME OF EACH MONITORING, THE FOLLOWING INFORMATION SHALL BE COLLECTED AND ASSESSED RELATIVE TO THE SUCCESS STANDARDS ESTABLISHED FOR THE PROJECT:

- THE CONDITION OF INSTALLED PLANT STOCK INCLUDING SURVIVORSHIP, HEALTH, AND GROWTH. THE NATIONALS FOR POOR CONDITIONS, IF PRESENT, WILL BE DETERMINED.
- THE SPECIES COMPOSITION OF AND AREAL COVERAGE PROVIDED BY NATIVE WOODY PLANT SPECIES (TREES, SHRUBS, AND GROUNDCOVER).
- THE SPECIES COMPOSITION OF AND AREAL COVERAGE PROVIDED BY NOXIOUS WEED SPECIES.
- SPECIES COMPOSITION OF AND AREAL COVERAGE PROVIDED BY HERBACEOUS PLANT SPECIES (GRASSES, SEDGES, RUSHES, AND FORBS).

THE CONDITION OF INSTALLED PLANT STOCK SHALL BE ASSESSED BY COMPLETING A DIRECT COUNT INVENTORY AND ASSESSMENT OF ALL INSTALLED PLANT STOCK. SPECIES COMPOSITION AND AREAL COVERAGES SHALL BE ASSESSED USING THE SAMPLE PLOTS ESTABLISHED DURING THE AS-BUILT.

IN ADDITION TO FIELD DATA COLLECTION, PHOTOGRAPHS OF THE RESTORATION AREA SHALL BE TAKEN FROM THE PERMANENT PHOTO POINTS ESTABLISHED DURING THE AS-BUILT.

THE RESULTS OF THE FALL COMPLIANCE MONITORING SHALL BE SUMMARIZED IN A TECHNICAL REPORT AND SHALL BE SUBMITTED TO THE CITY OF BELLEVUE NO LATER THAN NOVEMBER 30 OF THE RESPECTIVE MONITORING YEAR.

CONTINGENCY PLAN

SHOULD ANY COMPLIANCE MONITORING REVEAL THAT THE SUCCESS STANDARDS FOR THE RESPECTIVE YEAR ARE NOT SATISFIED, THE PERMITTEE SHALL WORK WITH THE CITY OF BELLEVUE TO DEVELOP A CONTINGENCY PLAN TO ADDRESS THE DEFICIENCIES. CONTINGENCY PLANS CAN INCLUDE, BUT ARE NOT LIMITED TO, ADDITIONAL PLANT INSTALLATION, EROSION CONTROL, MODIFICATION TO THE IRRIGATION REGIME, AND PLANT SUBSTITUTIONS OF THE SIZE, QUANTITY, AND LOCATION. SUCH CONTINGENCY PLAN SHALL BE SUBMITTED TO THE CITY OF BELLEVUE BY JANUARY 31 OF ANY YEAR WHEN DEFICIENCIES ARE DISCOVERED. UNLESS OTHERWISE APPROVED BY THE CITY OF BELLEVUE, ACTIONS SPECIFIED ON AN APPROVED CONTINGENCY PLAN MUST BE COMPLETED WITHIN 60 DAYS. IF THE FAILURE IS SUBSTANTIAL, THE CITY OF BELLEVUE MAY EXTEND THE COMPLIANCE MONITORING PERIOD FOR THE WETLAND BUFFER ENHANCEMENT WORK.

MAINTENANCE PLAN

THIS SECTION PROVIDES A GENERAL OVERVIEW OF THE MAINTENANCE PROGRAM NECESSARY TO ENSURE THE SUCCESS STANDARDS ESTABLISHED FOR THIS CRITICAL AREA RESTORATION PLAN ARE SATISFIED. SEE SPECIFICATIONS ON SHEET 5 FOR FURTHER DETAIL.

NOXIOUS WEED CONTROL

PRIOR TO PLANT INSTALLATION, NOXIOUS WEED SPECIES LOCATED WITHIN THE RESTORATION AREA SHALL BE CONTROLLED. TARGET SPECIES SHALL INCLUDE THE FOLLOWING: ALL CLASS "A", "B" AND "C" NOXIOUS WEEDS IDENTIFIED ON THE LATEST KING COUNTY NOXIOUS WEED LIST AS WELL AS THE FOLLOWING ADDITIONAL SPECIES: BAMBOO (SPECIES UNKNOWN), ENGLISH HLY (HEDERA HELIX), ENGLISH HOLLY (ILEX AQUIFOLIUM), JAPANESE KNOTWEED (POLYGONUM CUSPIDATUM), HIMALAYAN BLACKBERRY (RUBUS ARMENIACUS), AND CUTLEAF FEVERFRESH (RUBUS LACINIATUS).

NOXIOUS WEED CONTROL WORK SHALL CONSIST OF THE CUTTING AND REMOVAL OF ALL NOXIOUS WEEDS IDENTIFIED ON THE LIST, INCLUDING STUMPS, SEED PODS, FRUITING BODIES, AND LEAVES PER THE FOLLOWING METHODS:

1. HAND PULLING.
2. MANUALLY CUTTING USING MACHETES, LOPPERS, AND/OR CLIPPERS.
3. HERBICIDE (FOR JAPANESE KNOTWEED CONTROL ONLY) IF APPLIED BY A WASHINGTON STATE LICENSED HERBICIDE APPLICATOR. HERBICIDE APPLICATIONS SHALL OCCUR IN A MANNER AND BE TIMED APPROPRIATELY TO MAXIMIZE CONTROL EFFECTIVENESS.

PLACE ALL JAPANESE KNOTWEED STEMS, BRANCHES, SEED HEADS, ROOTS, AND LEAVES IN SEALED PLASTIC BAGS AND DISPOSE OF AT AN APPROVED LANDFILL OR AS MUNICIPAL TRASH. DO NOT COMPOST AS YARD WASTE.

FOLLOWING PLANT INSTALLATION AND AT REGULAR INTERVALS DURING THE COMPLIANCE MONITORING PERIOD, FOLLOW-UP NOXIOUS WEED CONTROL SHALL OCCUR ON A SPOT TREATMENT BASIS WITHIN THE REDUCED WETLAND BUFFER. SPOT TREATMENT CONTROL METHODS SHALL BE THE SAME AS THE INITIAL CONTROL METHODS. SPOT TREATMENT SHALL OCCUR MONTHLY AND/OR AT A GREATER FREQUENCY IF NECESSARY TO CONTROL NOXIOUS WEED SPECIES TO A MAXIMUM OF TEN (10) PERCENT OR LESS COVERAGE WITHIN THE RESTORATION AREAS.

DURING ALL NOXIOUS WEED CONTROL WORK, EXISTING OR PLANTING NATIVE VEGETATION SHALL BE PROTECTED FROM DAMAGE. ALL NOXIOUS WEED CONTROL CUTTINGS AND DEBRIS SHALL BE REMOVED FROM THE SITE, WITH SPECIAL EMPHASIS GIVEN TO BAMBOO AND KNOTWEED SPECIES.

IRRIGATION

IRRIGATION OF INSTALLED PLANT STOCK SHALL BE PROVIDED FOR TWO (2) GROWING SEASONS FOLLOWING PLANT INSTALLATION. IRRIGATION SHALL OCCUR PER ONE AND/OR A COMBINATION OF THE FOLLOWING METHODS:

1. ABOVE GROUND AUTOMATIC SPRINKLER SYSTEM.
2. AUTOMATIC DRIP IRRIGATION SYSTEM.
3. HAND WATERING BY HOSE.

A MINIMUM RAINFALL EQUIVALENT OF 1 INCH PER WEEK SHALL BE APPLIED TO INSTALLED PLANT STOCK FROM JUNE 1 THROUGH JULY 15 AND 2 INCHES PER WEEK SHALL BE APPLIED TO INSTALLED PLANT STOCK FROM JULY 15 THROUGH OCTOBER 1. IRRIGATION IS NOT NEEDED FROM OCTOBER 1 THROUGH JULY 15. IRRIGATION SHALL BE APPLIED IN A MANNER THAT MAINTAINS PLANT HEALTH, PREVENTS WILTING, AND PROMOTES DEEP PLANT ROOT SYSTEMS WHILE ENSURING, WHERE APPROPRIATE, SLOPE STABILITY.

GENERAL MAINTENANCE

INSTALLED PLANTS SHALL BE MAINTAINED AT REGULAR INTERVALS DURING THE COMPLIANCE MONITORING PERIOD TO PROMOTE THE SUCCESSFUL ESTABLISHMENT AND VIGOROUS GROWTH OF THE INSTALLED PLANT STOCK. GENERAL MAINTENANCE SHALL INCLUDE:

1. THE WEEDING OF INSTALLED PLANT MULCH RINGS AND/OR AN EQUIVALENT DISTANCE AT THE BASE OF INSTALLED PLANTS IF MULCH RINGS ARE NOT PRESENT.
2. RE-APPLY BARK MULCH TO MAINTAIN A 6" MINIMUM APPLIED THICKNESS.
3. THE PRUNING OF INSTALLED PLANTS TO REMOVE DEAD WOOD AND PROMOTE VIGOROUS GROWTH AND PROPER FORM.
4. THE REPLACEMENT OF PLANTS THAT APPEAR TO BE IN DISTRESS AND/OR DISEASED.
5. THE REMOVAL OF TRASH, LITTER, AND/OR OTHER NON-DECOMPOSING DEBRIS.

GENERAL MAINTENANCE WORK SHALL OCCUR MONTHLY DURING THE GROWING SEASON AND/OR AT A FREQUENCY OTHERWISE NECESSARY TO ENSURE THE SUCCESSFUL ESTABLISHMENT AND VIGOROUS GROWTH OF THE INSTALLED PLANTS AND/OR THE CONTROL OF NOXIOUS WEEDS.

SHEET INDEX

1. COVERSHEET
2. SITE PLAN B
3. PLANTING PLAN
4. DETAILS
5. SPECIFICATIONS

CONSTRUCTION SEQUENCE

1. INSTALL SILT FENCE (SHEETS 2 AND 4)
2. CONTROL NOXIOUS WEEDS (SHEETS 2 AND 5)
3. AMEND SOILS (SHEETS 2 AND 5)
4. INSTALL NATIVE PLANTS (SHEETS 2, 3, 4 AND 5)
5. INSTALL IRRIGATION SYSTEM (SHEET 5)

PROJECT INFORMATION

SITE ADDRESS:

530 131ST AVENUE NORTHEAST
BELLEVUE, WASHINGTON 98005

PARCEL(S):

2472100035

LEGAL DESCRIPTION (ABBREVIATED):

LOT 7 OF FAIRWAYS TO BELLEVUE ADDITION

DRAWING PREPARED FOR:

YALIE U
530 131ST AVENUE NE
BELLEVUE, WASHINGTON 98005

ENGINEER/SURVEYOR:

NONE

CRITICAL AREA DELINEATOR:

EVERGREEN AQUATIC RESOURCE CONSULTANTS, LLC
PO BOX 1721
ISSAQUAH, WASHINGTON 98027
425-677-7166

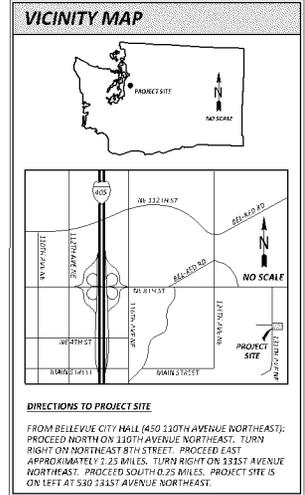
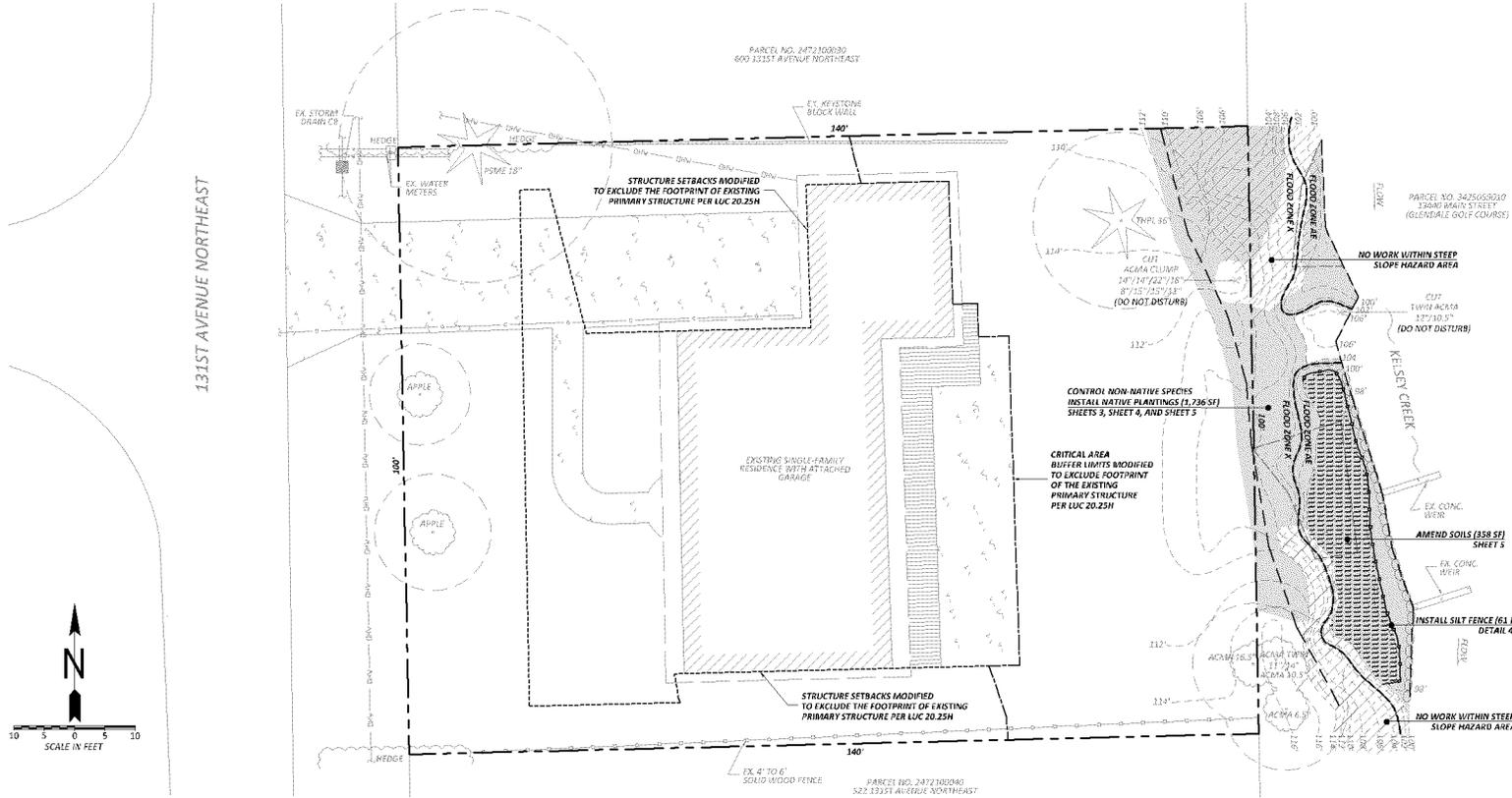
NO.	DATE	DESCRIPTION
1	10/20/09	ISSUED FOR PERMITS

COVERSHEET
 CRITICAL AREA RESTORATION PLAN
 530 131ST AVENUE NORTHEAST - BELLEVUE, WASHINGTON

Evergreen Aquatic Resource Consultants, LLC
 PO Box 1721
 Issaquah, Washington 98027
 (425) 677-7166
 www.evergreenarc.com
 Wetland Delineation
 Planning Design
 Post-Construction Monitoring

JOB NO: 09027
 DATE:
 10/20/09
SHEET
 1 OF 5

A PORTION OF THE NORTHEAST QUARTER SECTION OF SECTION 33, TOWNSHIP 25 N, RANGE 5 E, W.M.



DIRECTIONS TO PROJECT SITE

FROM BELLEVUE CITY HALL (450 110TH AVENUE NORTHEAST); PROCEED NORTH ON 110TH AVENUE NORTHEAST. TURN RIGHT ON NORTHEAST 8TH STREET. PROCEED EAST APPROXIMATELY 1.25 MILES. TURN RIGHT ON 131ST AVENUE NORTHEAST. PROCEED SOUTH 0.25 MILES. PROJECT SITE IS ON LEFT AT 530 131ST AVENUE NORTHEAST.

SITE INFORMATION

LOT AREA:
14,000 SF (0.32 ACRES)

COMPREHENSIVE PLAN DESIGNATION(S):
SF-1 (SINGLE-FAMILY - LOW DENSITY)
MF-M (MULTI-FAMILY-MEDIUM DENSITY)

ZONING DESIGNATION:
R-3.5 (RESIDENTIAL: 3.5 DU/ACRE)

CRITICAL AREAS MAPPED OR KNOWN TO EXIST:
KELSEY CREEK; FLOOD HAZARD

IMPROVEMENTS PRESENT:
± 3,900 SF SINGLE FAMILY RESIDENCE

PROJECT INFORMATION

SITE ADDRESS:
530 131ST AVENUE NORTHEAST
BELLEVUE, WASHINGTON 98005

PARCEL(S):
2472100035

LEGAL DESCRIPTION (ABBREVIATED):
LOT 7 OF FAIRWAYS TO BELLEVUE ADDITION

DRAWING PREPARED FOR:
YALE LI
530 131ST AVENUE NE
BELLEVUE, WASHINGTON 98005

ENGINEER/SURVEYOR:
NONE

CRITICAL AREA DELINEATOR:
EVERGREEN AQUATIC RESOURCE CONSULTANTS, LLC
PO BOX 1721
ISSAQUAH, WASHINGTON 98027
425-677-7166

DRAWING NOTES

- THE INFORMATION SHOWN ON THIS DRAWING REPRESENTS THE RESULTS OF WORK COMPLETED ON SEPTEMBER 10, 2009 AND CAN ONLY BE CONSIDERED AS INDICATING THE GENERAL EXISTING CONDITIONS AT THAT TIME.
- CAUTION: THIS DRAWING WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT, EASEMENTS, RESTRICTIONS, AND OTHER ENCUMBRANCES MAY EXIST WHICH ARE NOT SHOWN HEREON.
- CAUTION: UTILITY LOCATIONS AND CHARACTERISTICS SHOWN HEREON ARE BASED ON THE FIELD LOCATION OF THE APPARENT SURFACE EVIDENCE OF EXISTING STRUCTURES. THE MARKING OF UTILITY LOCATIONS BY APPLICABLE UTILITIES WAS AT THE TIME OF FIELD DATA COLLECTION. THE UNDERGROUND ROUTING AND CONDITION OF BURIED UTILITIES HAS NOT BEEN VERIFIED OR CONFIRMED. ADDITIONAL UTILITY LOCATION AND MARKING MAY BE REQUIRED. FIELD LOCATE, VERIFY DEPTH OF, AND ADEQUATELY PROTECT ALL UTILITIES PRIOR TO THE START OF ANY WORK.
- THIS DRAWING DEPICTS FEATURES PRESENT WITHIN OR THAT OTHERWISE MAY AFFECT THE SUBJECT PROPERTY, BUT DOES NOT REPRESENT A LEGAL SURVEY. ADDITIONALLY, THIS DRAWING DOES NOT PURPORT TO REPRESENT SUFFICIENT INFORMATION OR TO BE OF SUFFICIENT ACCURACY TO RESOLVE PROPERTY LINE DISPUTES. SHOULD ENCROACHMENT BE OBSERVED, EVERGREEN AQUATIC RESOURCE CONSULTANTS, LLC RECOMMENDS THAT THE OWNER CONSULT WITH A PROFESSIONAL LAND SURVEYOR AND/OR LEGAL COUNSEL TO DETERMINE HOW BEST TO INTERPRET PROPERTY RIGHTS AND ADDRESS ANY POTENTIAL PROPERTY LINE DISPUTES.
- SITE FEATURES SHOWN ON THIS DRAWING WERE LOCATED AND MAPPED BY EVERGREEN AQUATIC RESOURCE CONSULTANTS, LLC USING A TRIMBLE GEOEXPLORER XH COMBINED GPS RECEIVER-FIELD COMPUTER (FPC).

60950-00; SN: 4707428503) AND ZEPHYR EXTERNAL ANTENNA (PN 39105-00; SN: 60205776) CAPABLE OF 30 CM (11 FT) POST-PROCESSED ACCURACY UNDER IDEAL CONDITIONS.

COORDINATE SYSTEM: US STATE PLANE 1983
ZONE: WASHINGTON NORTH 4601
VERTICAL DATUM: NAD 3888

POSITION DATA WAS DIFFERENTIALLY CORRECTED USING POST-PROCESSING SOFTWARE. REFERENCE POSITION BASE PROVIDED WAS: CORS SEATTLE (SEAT), WASHINGTON. ESTIMATED ACCURACIES FOR 10,688 DIFFERENTIALLY CORRECTED POSITIONS IS PROVIDED BELOW:

0 CM TO 25 CM	43.6%
25 CM TO 30 CM	45.3%
30 CM TO 50 CM	8.0%
0.5 M TO 1.0 M	2.0%
1.0 M TO 2.0 M	0.3%
2.0 M TO 5.0 M	0.0%
> 5 M	0.0%

- THE FEMA FLOOD ZONE LIMITS SHOWN HEREON WERE CALCULATED USING THE FEMA FLOOD INSURANCE RATE MAP FOR THE LOCAL AREA (MAP NUMBER 3303300304 - REVISED MAY 16, 1998) AND SHOULD BE CONSIDERED VERY APPROXIMATE. BASE FLOOD ELEVATION DATUM CONVERSION WAS ACCOMPLISHED USING A BRASS CAP LOCATED IN THE CENTERLINE OF THE ROAD NEAR 89 126TH PLACE NORTHEAST, BELLEVUE, WASHINGTON.
- 100-YEAR BASE FLOOD ELEVATION DETERMINED.
- AREAS DETERMINED TO BE OUTSIDE 500-YEAR FLOODPLAIN.
- ORDINARY HIGH WATER MARK DELINEATION WAS COMPLETED ON SEPTEMBER 10, 2009 USING THE DEFINITION OF "ORDINARY HIGH WATER MARK" AND "ORDINARY HIGH WATER LINE" INCLUDED WITHIN CHAPTER 90.38 RCW AND WAC 220-110-010 RESPECTIVELY.
- STEEP SLOPE HAZARD DELINEATION INCLUDED ANY SLOPE OF 4% PERCENT OR GREATER THAT HAS A RISE OF AT LEAST 10 FEET AND EXCEEDS 1,000 SF IN TOTAL AREA (ON-SITE PLUS OFF-SITE) PER LUC 20.25H 120. DETERMINATION WAS BASED ON THE INTERPOLATED TOPOGRAPHIC CONTOURS SHOWN ON THIS DRAWING.
- DIAMETER OF EXISTING TREES CORRESPOND TO DIAMETER AT BREAST HEIGHT (DBH).
- ACMA - ACER MACROPHYLLUM (BIGLEAF MAPLE)
PSME - PSEUDOTSUGA MENZIESII (DOUGLAS FIR)
THPL - THUJA PLICATA (WESTERN REDCEDAR)
- DIAMETER OF REMOVED TREES SHOWN CORRESPOND TO LARGEST STUMP MEASUREMENT.
- ACMA - ACER MACROPHYLLUM (BIGLEAF MAPLE)

DRAWING LEGEND

- PROPERTY LINE
- DELINEATED WETLANDS
- STREAM ORDINARY HIGH WATER MARK
- STREAM TOP OF BANK (PER LUC 20.50)
- FLOOD HAZARD LIMITS (BASE FLOOD ELEVATION 102.58')
- CONTOUR
- CRITICAL AREA BUFFER LIMITS
- STEEP SLOPE HAZARD (40%+)
- EXISTING SETBACK
- EXISTING TREE (SPECIES & DBH NOTED)
- REMOVED TREE (SPECIES & STUMP DIA. NOTED)

NO.	BY	DATE	DESCRIPTION
1	JPS	10/20/09	ISSUED FOR PERMITS

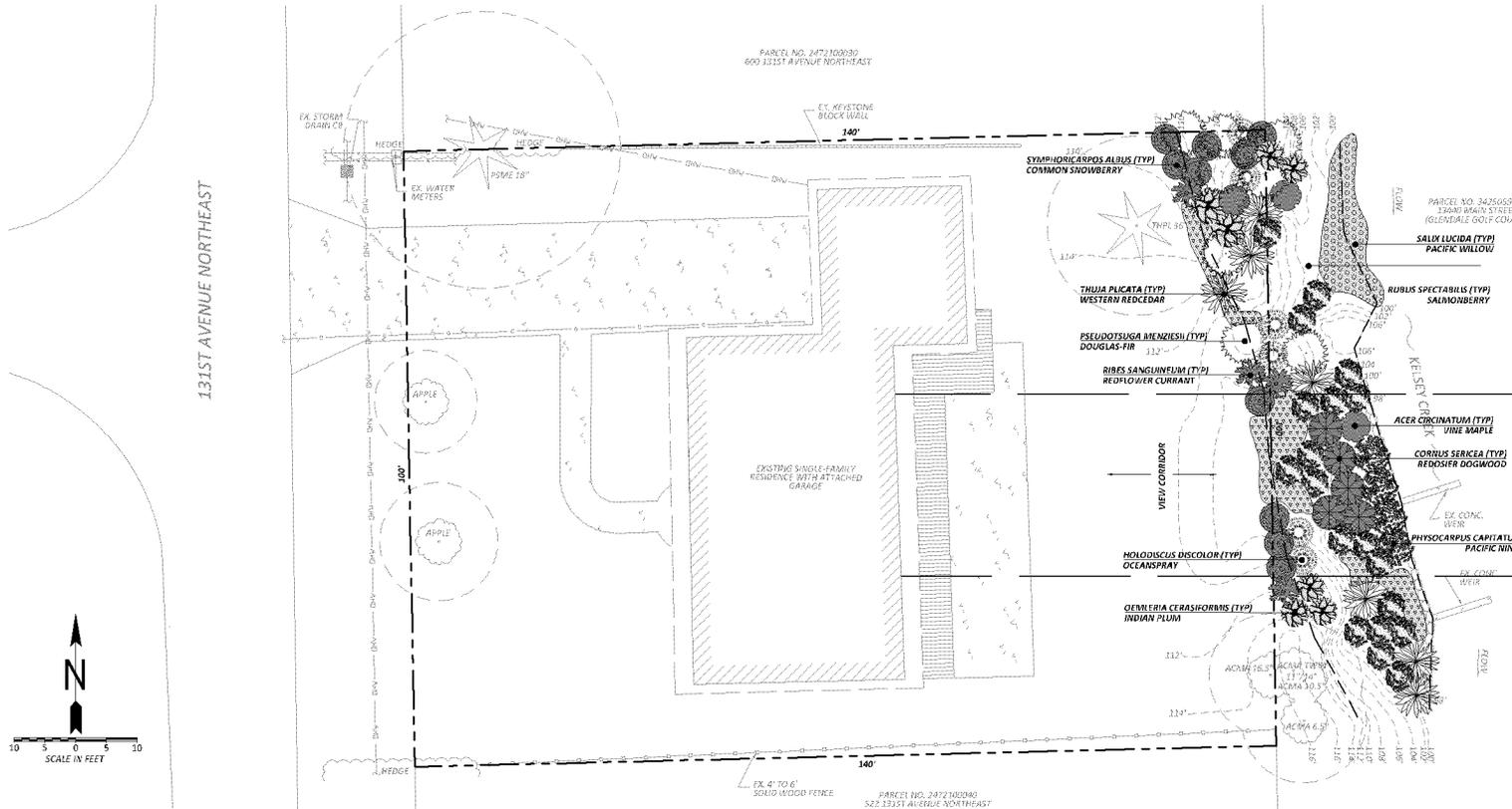
SITE PLAN B
CRITICAL AREA RESTORATION PLAN
530 131ST AVENUE NORTHEAST - BELLEVUE, WASHINGTON

Evergreen Aquatic Resource Consultants, LLC
PO Box 1721
Issaquah, Washington 98027
(425) 677-7166
www.evergreenarc.com

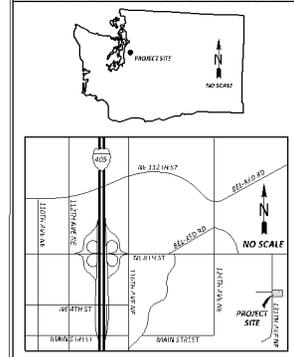
Wetland Delineation
Investigation Design
Post-Construction Monitoring

JOB NO: 09027
DATE: 10/20/2009
SHEET 2 OF 5

A PORTION OF THE NORTHEAST QUARTER SECTION OF SECTION 33, TOWNSHIP 25 N, RANGE 5 E, W.M.



VICINITY MAP



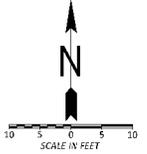
DIRECTIONS TO PROJECT SITE
 FROM BELLEVUE CITY HALL (450 110TH AVENUE NORTHEAST);
 PROCEED NORTH ON 110TH AVENUE NORTHEAST. TURN
 RIGHT ON NORTHEAST 8TH STREET. PROCEED EAST
 APPROXIMATELY 1.25 MILES. TURN RIGHT ON 131ST AVENUE
 NORTHEAST. PROCEED SOUTH 0.25 MILES. PROJECT SITE IS
 ON LEFT AT 530 131ST AVENUE NORTHEAST.

SITE INFORMATION

LOT AREA:
 14,000 SF (0.32 ACRES)
COMPREHENSIVE PLAN DESIGNATION(S):
 SF-1 (SINGLE-FAMILY - LOW DENSITY)
 MF-1M (MULTI-FAMILY-MEDIUM DENSITY)
ZONING DESIGNATION:
 R-3.5 (RESIDENTIAL; 3.5 DU/ACRE)
CRITICAL AREAS MAPPED OR KNOWN TO EXIST:
 KELSEY CREEK; FLOOD HAZARD
IMPROVEMENTS PRESENT:
 ± 3,900 SF SINGLE FAMILY RESIDENCE

PROJECT INFORMATION

SITE ADDRESS:
 530 131ST AVENUE NORTHEAST
 BELLEVUE, WASHINGTON 98005
PARCEL(S):
 2472100035
LEGAL DESCRIPTION (ABBREVIATED):
 LOT 7 OF FAIRWAYS TO BELLEVUE ADDITION
DRAWING PREPARED FOR:
 YALIE U
 530 131ST AVENUE NE
 BELLEVUE, WASHINGTON 98005
ENGINEER/SURVEYOR:
 NONE
CRITICAL AREA DELINEATOR:
 EVERGREEN AQUATIC RESOURCE CONSULTANTS, LLC
 PO BOX 1721
 ISSAQUAH, WASHINGTON 98027
 425-677-7166



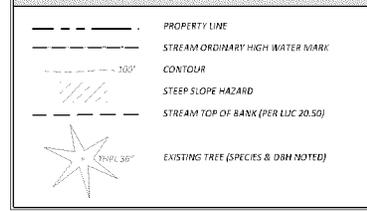
DRAWING NOTES

- THE INFORMATION SHOWN ON THIS DRAWING REPRESENTS THE RESULTS OF WORK COMPLETED ON SEPTEMBER 10, 2009 AND CAN ONLY BE CONSIDERED AS INDICATING THE GENERAL EXISTING CONDITIONS AT THAT TIME.
- CAUTION: UTILITY LOCATIONS AND CHARACTERISTICS SHOWN HEREON ARE BASED ON THE FIELD LOCATION OF THE APPARENT SURFACE EVIDENCE OF EXISTING STRUCTURES. THE MARKING OF UTILITY LOCATIONS BY APPLICABLE UTILITIES WAS INCOMPLETE AT THE TIME OF FIELD DATA COLLECTION. THE UNDERGROUND ROUTING AND CONDITION OF BURIED UTILITIES HAS NOT BEEN VERIFIED OR CONFIRMED. ADDITIONAL UTILITY LOCATION AND MAPPING MAY BE REQUIRED. FIELD LOCATE, VERIFY DEPTHS, AND ADEQUATELY PROTECT ALL UTILITIES PRIOR TO THE START OF ANY WORK.
- PRIOR TO PLANT INSTALLATION, CONTROL NOXIOUS WEEDS AND AMEND SOILS AS SHOWN ON SHEET 2 AND DETAILED IN SPECIFICATIONS (SHEET 5).
- PLANT LOCATIONS SHOWN ARE APPROXIMATE. ADJUST PLANT LOCATIONS TO ACCOMMODATE SITE CONDITIONS AND EXISTING NATIVE VEGETATION.
- PROTECT EXISTING NATIVE TREES AND SHRUBS AND ACCOMMODATE INTO PLANT LAYOUT.
- PLANT MATERIAL QUALITY AND LOCATIONS SHALL BE INSPECTED BY A PROFESSIONAL WETLAND SCIENTIST OR SIMILARLY QUALIFIED INDIVIDUAL PRIOR TO PLANT INSTALLATION.
- REFER TO SHEET 4 FOR PLANT INSTALLATION DETAILS.

COMMON NAME	SCIENTIFIC NAME	SIZE/FORM	QUANTITY	SPACING
DOUGLAS-FIR	<i>PSEUDOTSUGA MENZIESII</i>	2 GALLON CONTAINERIZED	8	AS SHOWN
WESTERN REDCEDAR	<i>THUJA PLICATA</i>	2 GALLON CONTAINERIZED	7	AS SHOWN
VINE MAPLE	<i>ACER CIRCINATUM</i>	2 GALLON CONTAINERIZED	3	AS SHOWN
REDOSBIR DOGWOOD	<i>CORNUS SERICEA</i>	2 GALLON CONTAINERIZED	5	AS SHOWN
OCEANSPRAY	<i>HOLODISCUS DISCOLOR</i>	2 GALLON CONTAINERIZED	6	AS SHOWN
INDIAN PLUM	<i>OEMLERIA CERASIFORMIS</i>	2 GALLON CONTAINERIZED	7	AS SHOWN
PACIFIC NINEBARK	<i>PHYSCARPUS CAPITATUS</i>	2 GALLON CONTAINERIZED	4	AS SHOWN
REDFLOWER CURRANT	<i>RIBES SANGUINEUM</i>	2 GALLON CONTAINERIZED	4	AS SHOWN
SALMONBERRY	<i>RUBUS SPECTABILIS</i>	2 GALLON CONTAINERIZED	19	AS SHOWN
PACIFIC WILLOW	<i>SALIX LUCIDA</i>	4" LIVE STAKE	30	3' O.C.
COMMON SNOWBERRY	<i>SYMPHORICARPOS ALBUS</i>	2 GALLON CONTAINERIZED	10	AS SHOWN
GROUND COVER (2 SPECIES MINIMUM; IN GROUPS OF 4 TO 6)			30	
SALAL	<i>GAULTHERIA SHALLOON</i>	2 GALLON CONTAINERIZED	2	2' O.C.
DULL OREGON GRAPE	<i>MAHONIA NERVOSA</i>	2 GALLON CONTAINERIZED	2	2' O.C.
WESTERN SWOONERB	<i>POLYSTICHUM MUNITUM</i>	2 GALLON CONTAINERIZED	2	2' O.C.

PLANT SCHEDULE
 NO SCALE

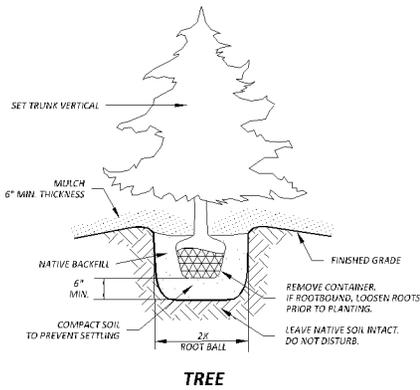
DRAWING LEGEND



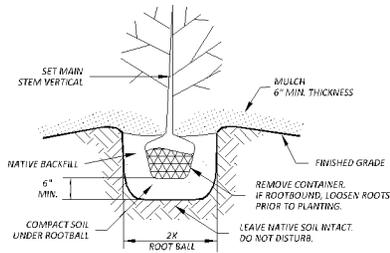
NO.	DATE	DESCRIPTION
1	10/20/09	ISSUED FOR PERMITS

PLANTING PLAN
 CRITICAL AREA RESTORATION PLAN
 530 131ST AVENUE NORTHEAST - BELLEVUE, WASHINGTON

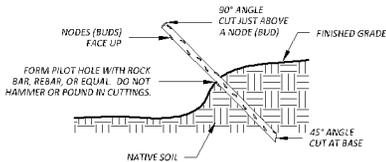
Evergreen Aquatic Resource Consultants, LLC
 PO Box 1721
 Issaquah, Washington 98027
 (425) 677-7166
 www.evergreenarc.com
Wetland Delineation
Investigation Design
Post-Construction Monitoring
JOB NO: 09027
DATE:
10/20/2009
SHEET
3 OF 5



TREE



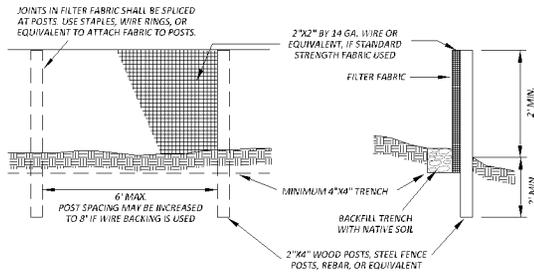
SHRUB



NOTES:

1. INSTALL LIVE STAKE AT A 45° ANGLE.
2. INSTALL LIVE STAKE SUCH THAT 2/3 OF STAKE LENGTH IS BURIED AND TWO BUDS (NODES) MINIMUM ARE ABOVE GROUND.

LIVE STAKE (CUTTING)



NOTE: FILTER FABRIC FENCES SHALL BE INSTALLED ALONG CONTOUR WHENEVER POSSIBLE

SILT FENCE INSTALLATION DETAIL

NO SCALE

PLANT INSTALLATION DETAILS

NO SCALE

PROJECT INFORMATION	
SITE ADDRESS:	530 1315T AVENUE NORTHEAST BELLEVUE, WASHINGTON 98005
PARCEL(S):	2472100035
LEGAL DESCRIPTION (ABBREVIATED):	LOT 7 OF FAIRWAYS TO BELLEVUE ADDITION
DRAWING PREPARED FOR:	YALIE E1 530 1315T AVENUE NE BELLEVUE, WASHINGTON 98005
ENGINEER/SURVEYOR:	NONE
CRITICAL AREA DELINEATOR:	EVERGREEN AQUATIC RESOURCE CONSULTANTS, LLC PO BOX 1721 ISSAQUAH, WASHINGTON 98027 425-677-7166

NO.	DATE	DESCRIPTION
1	10/20/09	ISSUED FOR PERMITS

DETAILS

CRITICAL AREA RESTORATION PLAN
530 1315T AVENUE NORTHEAST - BELLEVUE, WASHINGTON

Evergreen Aquatic Resource Consultants, LLC

PO Box 1721
Issaquah, Washington 98027
(425) 677-7166
www.evergreenarc.com

JOB NO: 09027

DATE:
10/20/2009

SHEET
4 OF 5

PART 3: GENERAL

ALL WORK SHALL CONFORM TO THE SPECIFICATIONS AND DETAILS SHOWN ON THESE DRAWINGS
 ALL WORK SHALL BE IN CONFORMANCE WITH ALL APPLICABLE CODES, LAWS, AND ORDINANCES.

CONTRACTOR SHALL FURNISH ALL MATERIALS, EQUIPMENT, LABOR, AND RELATED ITEMS NECESSARY TO COMPLETE THE WORK SHOWN ON THESE DRAWINGS AND SHALL INCLUDE ALL TOOLS, MATERIALS, PERMITS, INSPECTIONS, TESTS, AND OTHER RELATED ITEMS.

WORK SHALL BE COMPLETED BY PERSONS EXPERIENCED IN THE RESTORATION WORK SHOWN ON THESE DRAWINGS.

CONTRACTOR SHALL RECOGNIZE THAT ACTUAL SITE CONDITIONS MAY VARY BASED ON SEASON AND/OR TIME OF YEAR.

CONTRACTOR SHALL ACCOMMODATE REALIZED AND ANTICIPATED SITE CONDITIONS WHEN COMPLETING THE WORK SHOWN ON THESE DRAWINGS.

TAKE NECESSARY PRECAUTIONS TO PROTECT ALL PROPERTY, PERSONS, WORK IN PROGRESS, STRUCTURES, UTILITIES, WALLS, CURBS, AND PAVED SURFACES DURING WORK. FIELD LOCATE, VERIFY DEPTH OF, AND ADEQUATELY PROTECT ALL UNDERGROUND UTILITIES PRIOR TO COMMENCEMENT OF WORK. DAMAGE TO UTILITIES INCURRED OR ARISING FROM THIS CONTRACT SHALL BE PAID BY CONTRACTOR.

ALL AREAS OF WORK SHALL BE KEPT CLEAN, NEAT, AND ORDERLY AT ALL TIMES. ALL PAVED AREAS ARE TO BE CLEANED DAILY FOLLOWING WORK.

OWNER SHALL BE NOTIFIED IN WRITING OF DEVIATIONS TO OR CONFLICTS WITH THESE DRAWINGS AND/OR SITE CONDITIONS. EXTRA WORK ARISING FROM FAILURE TO DO SO SHALL BE DONE AT THE CONTRACTOR'S EXPENSE.

PRIOR TO START OF WORK, CONTRACTOR SHALL REQUEST AND ATTEND A PRE-CONSTRUCTION CONFERENCE WITH OWNER.

PART 2: MATERIALS

2.1 SITE PREPARATION

2.1.1 TEMPORARY EROSION AND SEDIMENT CONTROL

CONTRACTOR SHALL FURNISH ALL NECESSARY LABOR AND MATERIALS INCLUDING, BUT NOT LIMITED TO EQUIPMENT, ATTACHMENTS, DEVICES, AND ACCESSORIES NECESSARY TO CONTROL EROSION AND THE OFF-SITE MIGRATION OF SEDIMENTS AND/OR SEDIMENT LADEN WATER.

THE TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES SHOWN ON THESE DRAWINGS MUST BE CONSTRUCTED PRIOR TO OR IN CONJUNCTION WITH THE RESTORATION WORK SHOWN SO AS TO ENSURE THAT THE TRANSPORT OF SEDIMENT TO SURFACE WATERS, DRAINAGE SYSTEMS, AND ADJACENT PROPERTIES IS MINIMIZED.

THE TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES SHOWN ON THESE DRAWINGS ARE THE MINIMUM REQUIREMENTS FOR ANTICIPATED SITE CONDITIONS. EROSION AND SEDIMENT CONTROL FACILITIES SHALL BE UPGRADED AS NEEDED FOR UNEXPECTED STORM EVENTS AND MODIFIED TO ACCOUNT FOR CHANGING SITE CONDITIONS.

2.1.2 NOXIOUS WEED CONTROL

CONTRACTOR SHALL FURNISH ALL NECESSARY LABOR AND MATERIALS INCLUDING, BUT NOT LIMITED TO EQUIPMENT, ATTACHMENTS, DEVICES, AND ACCESSORIES NECESSARY TO CONTROL NOXIOUS WEED SPECIES LOCATED WITHIN EACH PLANTING AREA.

SPECIES TARGETED FOR CONTROL INCLUDE ALL CLASS "A", "B", AND "C" NOXIOUS WEEDS AS IDENTIFIED ON THE LATEST KING COUNTY NOXIOUS WEED LIST: <http://www.kingcounty.gov/development/ambassadors/plants/noxious-weeds/a-b/c-list.aspx> AS WELL AS THE FOLLOWING ADDITIONAL SPECIES: BAMBOO (SPECIES UNKNOWN), ENGLISH HYDRANGEA (HYDRANGEA NELLA), ENGLISH HOLLY (ILEX AQUILIFOLIUM), JAPANESE KNOTWEED (POLYGONUM CUSCUTIDIOSUM), HIMALAYAN BLACKBERRY (RUBUS ARMENIACUS), AND CUTLEAF (EVERGREEN) BLACKBERRY (RUBUS LACINIOSUS).

IF CHEMICAL (HERBICIDE) CONTROL IS TO OCCUR, CHEMICALS SHALL BE COMMERCIALLY AVAILABLE AND PREPARED PER MANUFACTURER'S RECOMMENDATIONS FOR THE TARGETED SPECIES. CONTRACTOR SHALL FURNISH SUFFICIENT EVIDENCE OF CURRENT APPLICATOR LICENSING FROM THE STATE OF WASHINGTON.

2.1.3 SOIL AMENDMENT

CONTRACTOR SHALL FURNISH ALL NECESSARY LABOR AND MATERIALS INCLUDING, BUT NOT LIMITED TO EQUIPMENT, ATTACHMENTS, DEVICES, AND ACCESSORIES NECESSARY TO AMEND SOILS PER THESE DRAWINGS.

SOIL AMENDMENT SHALL COMPRISE CEDAR GROVE COMPOSTING "BUILDERS BLEND" (WWW.CEDAR-GROVE.COM; 1-877-SOILS4U) OR EQUAL.

MULCH SHALL BE ARBORIST WOOD CHIPS OR APPROVED EQUAL DERIVED FROM THE CHIPPING OF TREE BRANCHES, STEMS, LEAVES, AND NEEDLES. MULCH SHALL BE CHIPPED SO THAT A MINIMUM OF 95 PERCENT OF THE MATERIAL MEASURES LESS THAN 2.5 INCHES AND A MAXIMUM OF 20 PERCENT MEASURES LESS THAN 1 INCH. MULCH SHALL NOT CONTAIN RESIN, TANNIN, OR OTHER COMPOUNDS IN QUANTITIES THAT WOULD BE DETRIMENTAL TO PLANT LIFE. MULCH SHALL NOT BE DERIVED FROM STUMP GRINDINGS AND SHALL NOT CONTAIN SOIL. HOG FUEL OR EQUAL IS NOT ACCEPTABLE. LOCAL ARBORIST AND/OR COMMERCIAL TREE TRIMMING COMPANIES ARE ACCEPTABLE MATERIAL SOURCES.

2.2 PLANT INSTALLATION

2.2.1 GENERAL

PLANT MATERIAL SIZE, QUALITY, AND QUANTITY SHALL MEET THE STANDARDS LISTED ON THESE DRAWINGS.

ALL PLANT MATERIAL SHALL BE OF ACCEPTED SIZE STANDARDS AND PROPORTIONS AS SPECIFIED IN AMERICAN STANDARD NURSERY STOCK (LATEST EDITION). ALL PLANTS SHALL BE OF NORMAL HABIT OF GROWTH AND SHALL BE HEALTHY, VIGOROUS, AND FREE OF DISEASE, INSECT EGGS, ADULTS, AND LARVAE.

SCIENTIFIC NOMENCLATURE SHALL CONFORM TO STANDARD PLANT NAMES, LATEST EDITION. NAMES NOT PRESENT IN THIS LISTING SHALL CONFORM TO ACCEPTED SCIENTIFIC NOMENCLATURE IN THE NURSERY TRADE. FOR TREES AND SHRUBS, NO LESS THAN 10 PERCENT OF EACH VARIETY OR SPECIES SHALL BE ACCURATELY LABELED AT THE TIME OF DELIVERY TO THE SITE. WHERE LABELED PLANT MATERIALS SHALL HAVE DURABLE, LEGIBLE LABELS STATING THE CORRECT SCIENTIFIC PLANT NAME.

OVERSIZE PLANTS ARE ACCEPTABLE WITH APPROVAL OF THE OWNER, BUT WITHOUT AN INCREASE IN THE CONTRACT PRICE. PLANT MATERIALS OF A SIZE REDUCED FROM THOSE SPECIFIED WILL NOT BE PERMITTED.

PLANT MATERIALS SHALL BE PACKAGED WITH CARE FOR TRANSIT TO THE SITE. BRANCHES SHALL BE TIED BACK, AND BARK SHALL BE PROTECTED TO PREVENT DAMAGE FROM CHIPPING BY HOPS AND WIPES. PLANTS IN STORAGE SHALL BE PROTECTED FROM WEATHER AND PACKED TO PROVIDE PROTECTION AGAINST CLIMATE AND DAMAGE DURING TRANSIT.

PLANT DELIVERY SHALL BE TIMED APPROPRIATELY WITH PLANT INSTALLATION TO AVOID EXTENDED STORAGE OF LIVE PLANT MATERIALS ON-SITE.

A MINIMUM OF SEVEN (7) DAYS NOTICE SHALL BE PROVIDED TO THE OWNER PRIOR TO PLANT MATERIAL DELIVERY TO THE SITE. THE OWNER SHALL INSPECT ALL PLANT MATERIALS AT THE TIME OF DELIVERY. THE OWNER RESERVES THE RIGHT TO REQUIRE SUBSTITUTION OR REPLACEMENT OF PLANT MATERIALS DETERMINED TO BE DAMAGED OR OTHERWISE UNSUITABLE AT THE TIME OF DELIVERY TO THE SITE. ALL REJECTED PLANT MATERIAL SHALL BE REMOVED FROM THE SITE IMMEDIATELY.

ONCE ACCEPTED ON-SITE, PLANT MATERIALS SHALL BE PROTECTED AT ALL TIMES FROM VANDALISM AND DAMAGE, INCLUDING BUT NOT LIMITED TO THAT CAUSED BY ANIMALS, HURTBARS, DRUMMETS, WATER, FROST OR FREEZING CONDITIONS, AND WIND. LIVE STAKES SHALL BE KEPT IN PACKAGING OR IN PILES OF WET SAWDUST, WOOD CHIPS, BUCKETS OF WATER, ETC., UNTIL IMMEDIATELY PRIOR TO INSTALLATION.

2.2.2 PLANT MATERIAL SOURCE

ACCEPTABLE PLANT MATERIAL SOURCES INCLUDE:

1. LOCAL NURSERIES. PLANTS SHALL BE DERIVED FROM STOCK ACCLIMATED TO WESTERN WASHINGTON ENVIRONMENTAL CONDITIONS, HAVING BEEN CONSISTENTLY CULTIVATED AND GROWN UNDER SIMILAR CONDITIONS. ACCEPTABLE PLANT SUPPLIERS INCLUDE STORM LAKE GROWERS (360) 794-8642, CLAIMS NATIVE TREES AND SHRUBS (425) 337-3766, OR EQUAL.

2.2.3 PLANT MATERIAL QUALITY

PLANT MATERIAL SHALL BE NORMAL IN PATTERN OF GROWTH, HEALTHY, WELL-BRANCHED AND HAVE ALL LEADERS AND BUDS INTACT. TREES SHALL NOT HAVE SUNKEN, DISFIGURING KNOTS, FRESH CUTS OF LIMBS, DAMAGED LEADERS, AND/OR DEFORMED TRUNKS.

WHERE PROVIDED, CONTAINERIZED PLANT STOCK SHALL BE GROWN IN A CONTAINER LONG ENOUGH TO DEVELOP A ROOT SYSTEM THAT REACHES THE EDGES OF THE CONTAINER IN WHICH IT HAS GROWN. TREES AND SHRUBS SHALL BE WELL ROOTED AND SHALL HAVE SUFFICIENT ROOT MASS TO HOLD TOGETHER THE SOIL, IN WHICH PLANT IS GROWING, WHEN REMOVED FROM THE POT.

CONSERVATION GRADE PLANT STOCK IS NOT ACCEPTABLE FOR USE.

SALVAGED PLANTS ARE NOT ACCEPTABLE FOR USE.

LIVE STAKES SHALL BE CUT AT A 45° ANGLE AT THE BASE AND PERPENDICULARLY CUT AT TOP JUST ABOVE A NODE (BUD).

2.2.4 MULCH

MULCH SHALL BE ARBORIST WOOD CHIPS OR APPROVED EQUAL DERIVED FROM THE CHIPPING OF TREE BRANCHES, STEMS, LEAVES, AND NEEDLES. MULCH SHALL BE CHIPPED SO THAT A MINIMUM OF 95 PERCENT OF THE MATERIAL MEASURES LESS THAN 2.5 INCHES AND A MAXIMUM OF 20 PERCENT MEASURES LESS THAN 1 INCH. MULCH SHALL NOT CONTAIN RESIN, TANNIN, OR OTHER COMPOUNDS IN QUANTITIES THAT WOULD BE DETRIMENTAL TO PLANT LIFE. MULCH SHALL NOT BE DERIVED FROM STUMP GRINDINGS AND SHALL NOT CONTAIN SOIL. HOG FUEL OR EQUAL IS NOT ACCEPTABLE. LOCAL ARBORIST AND/OR COMMERCIAL TREE TRIMMING COMPANIES ARE ACCEPTABLE MATERIAL SOURCES.

2.2.5 IRRIGATION

CONTRACTOR SHALL FURNISH ALL LABOR AND MATERIALS NECESSARY TO DESIGN AND CONSTRUCT AN IRRIGATION SYSTEM TO ENSURE A MINIMUM RAINFALL EQUIVALENT OF 1 INCH PER WEEK IS APPLIED TO INSTALLED PLANT STOCK FROM JUNE 1 THROUGH JULY 15 AND 2 INCHES PER WEEK IS APPLIED TO INSTALLED PLANT STOCK FROM JULY 15 THROUGH OCTOBER 1. IRRIGATION IS NOT REQUIRED FROM OCTOBER 1 THROUGH JULY 15.

IRRIGATION SHALL OCCUR PER ONE AND/OR A COMBINATION OF THE FOLLOWING METHODS:

1. ABOVE GROUND AUTOMATIC SPRINKLER SYSTEM.
2. AUTOMATIC DRIIP IRRIGATION SYSTEM.
3. HAND WATERING BY HOSE.

IRRIGATION SHALL BE APPLIED IN A MANNER THAT MAINTAINS PLANT HEALTH, PREVENTS WILTING, AND PROMOTES DEEP PLANT ROOT SYSTEMS WHILE ENSURING, WHERE APPROPRIATE, SLOPE STABILITY.

2.2.6 FERTILIZATION

CONTRACTOR SHALL FURNISH ALL NECESSARY LABOR AND MATERIALS INCLUDING, BUT NOT LIMITED TO EQUIPMENT, ATTACHMENTS, DEVICES, AND ACCESSORIES NECESSARY TO FERTILIZE PLANTS TOWARDS THE END OF THE FIRST GROWING SEASON.

FERTILIZER SHALL COMPRISE A SLOW-RELEASE BALANCED COMBINATION OF NITROGEN, PHOSPHORUS, AND POTASSIUM FORMULATED FOR SHRUBS AND TREE USE.

PART 3: EXECUTION

3.1 SITE PREPARATION

3.1.1 TEMPORARY EROSION AND SEDIMENT CONTROL

PRIOR TO SOIL AMENDMENT, EROSION AND SEDIMENT CONTROL MEASURES SHALL BE CONSTRUCTED AND INSTALLED PER THE SPECIFICATIONS AND DETAILS SHOWN ON THESE DRAWINGS.

THE EROSION AND SEDIMENT CONTROL MEASURES SHALL BE INSPECTED DAILY BY THE CONTRACTOR AND MAINTAINED TO ENSURE CONTINUED PROPER FUNCTIONING.

3.1.2 NOXIOUS WEED CONTROL

PRIOR TO SOIL AMENDMENT AND PLANT INSTALLATION, CONTROL NOXIOUS WEED SPECIES LOCATED WITHIN PLANTING AREAS. NOXIOUS WEED CONTROL SHALL CONSIST OF THE CUTTING AND REMOVAL OF ALL STEMS, CANES, RUNNERS, SHOTS, SEED PODS, FRUITING BODIES, AND LEAVES PER THE FOLLOWING METHODS:

1. HAND PULLING.
2. MANUALLY CUTTING USING MACHETES, LOPPERS, AND/OR CLIPPERS.
3. HERBICIDE (FOR JAPANESE KNOTWEED CONTROL ONLY) IF APPLIED BY A WASHINGTON STATE LICENSED HERBICIDE APPLICATOR. HERBICIDE APPLICATIONS SHALL OCCUR IN A MANNER AND BE TIMED APPROPRIATELY TO MAXIMIZE CONTROL EFFECTIVENESS.

PLACE ALL JAPANESE KNOTWEED STEMS, BRANCHES, SEED HEADS, ROOTS, AND LEAVES IN SEALED PLASTIC BAGS AND DISPOSE OF AT AN APPROVED LANDFILL OR AS MUNICIPAL TRASH. DO NOT COMPOST AS HARD WASTE.

A MINIMUM OF THREE WORKING DAYS NOTICE SHALL BE PROVIDED TO OWNER PRIOR TO COMPLETING NON-NATIVE NOXIOUS WEED CONTROL ACTIVITIES.

PROTECT ALL NATIVE VEGETATION DURING NOXIOUS WEED CONTROL WORK.

3.1.3 SOIL AMENDMENT

FOLLOWING NOXIOUS WEED CONTROL AND PRIOR TO PLANT INSTALLATION, APPLY SOIL AMENDMENT TO THE AREAS SHOWN ON THESE DRAWINGS. ACHIEVE A MINIMUM 2.5 INCH APPLIED DEPTH.

TILL IN SOIL AMENDMENT USING A WALK BEHIND ROTOTILLER TO ACHIEVE A UNIFORM MIXTURE OF NATIVE SOIL AND SOIL AMENDMENT WITHIN THE UPPER 6 INCHES.

FOLLOWING TILLING OF SOILS, APPLY MULCH TO TILLED SOIL SURFACE TO ACHIEVE A UNIFORM MINIMUM APPLIED DEPTH OF 6 INCHES.

3.2 PLANT INSTALLATION

3.2.1 GENERAL

INSTALLATION OF PLANT STOCK SHALL OCCUR BEFORE NOVEMBER 15 AND JANUARY 15, IF SCHEDULED OR PLANT PROCUREMENT OR SITE CONDITIONS REQUIRE INSTALLATION DURING ALTERNATIVE DATES. WRITTEN AUTHORIZATION SHALL BE OBTAINED FROM OWNER PRIOR TO PLANT INSTALLATION.

PLANT MATERIAL INSTALLATION SHALL NOT OCCUR DURING FREEZING WEATHER OR WHEN THE GROUND IS FROZEN OR EXCESSIVELY WET. PLANT STOCK HAVING FROZEN ROOTBALLS SHALL NOT BE INSTALLED UNLESS CONDITIONS ARE SUCH THAT PLANTS ARE EASILY REMOVED FROM CONTAINERS.

PLANT MATERIAL THAT CANNOT BE PLANTED WITHIN ONE (1) DAY AFTER DELIVERY TO THE SITE SHALL BE "NEEDED" OR OTHERWISE STORED TEMPORARILY IN ACCORDANCE WITH ACCEPTED HORTICULTURAL PRACTICE IN A MANNER THAT DOES NOT COMPROMISE THE HEALTH OF THE PLANT MATERIALS.

PLANT MATERIALS STORED UNDER TEMPORARY CONDITIONS SHALL BE KEPT MOIST AND PROTECTED FROM EXTREME WEATHER CONDITIONS.

A MINIMUM OF SEVEN (7) DAYS NOTICE SHALL BE PROVIDED TO THE OWNER PRIOR TO PLANT INSTALLATION. THE OWNER SHALL BE KEPT INFORMED AS TO DAILY WORK PROGRESS THROUGHOUT PLANT INSTALLATION.

ALL EXISTING NATIVE VEGETATION SHALL REMAIN UNDISTURBED EXCEPT FOR THAT OCCURRING IN THE IMMEDIATE VICINITY OF WHERE PLANT MATERIALS ARE TO BE INSTALLED.

PLANT LOCATIONS SHALL BE AS DEPICTED ON THIS DRAWING SET. THE OWNER SHALL REVIEW ALL PLANT LOCATIONS PRIOR TO PLANT MATERIAL INSTALLATION. THE OWNER RESERVES THE RIGHT TO ADJUST PLANT MATERIAL LOCATIONS BASED ON SITE CONDITIONS PRIOR TO PLANT MATERIAL INSTALLATION.

PLANT MATERIALS SHALL NOT BE DRAGGED WITHOUT PROPER ROOT AND BRANCH PROTECTION. CONTAINERIZED PLANT MATERIALS SHALL BE LIFTED BY CONTAINER ONLY. PLANT MATERIALS SHALL NOT BE DROPPED OR ROOT SYSTEM DAMAGED.

PLANT MATERIALS SHALL BE INSTALLED AS PER APPLICABLE NOTES AND DETAILS DEPICTED ON THIS DRAWING SET.

ALL PLANTS ARE TO BE WATERED WITHIN 24 HOURS AFTER PLANTING.

3.2.2 INSTALLATION

THOROUGHLY SOAK THE ROOTBALLS OF ALL CONTAINERIZED PLANTS PRIOR TO PLANTING.

EXCAVATE A PLANTING HOLE PER THE APPLICABLE DETAIL SHOWN ON THESE DRAWINGS.

REMOVE PLANT FROM CONTAINER WITH ROOTBALL COMPLETELY INTACT. IF CONTAINER STOCK IS ROOTBOUND, SLASH ROOTS VERTICALLY WITH A SHARP KNIFE ALONG THE OUTSIDE OF ROOTBALL A MINIMUM OF THREE (3) PLACES BEFORE PLANTING. IF CONTAINER PLANT STOCK HAS MINOR ROOT DAMAGE, ROOT PRUNE AS NECESSARY TO REMOVE BROKEN OR DAMAGED ROOTS.

INSERT ROOTBALL INTO PLANTING HOLE WITHOUT BENDING OR DAMAGING THE ROOTS, AND PLACE ROOT COLLAR AT FINISHED GRADE.

USE MOIST, PULVERIZED, NATIVE SOIL FOR BACKFILLING, ENSURING THAT GOOD CONTACT WITH ROOTBALL IS MADE. FROZEN OR MUDDY MIXTURES SHALL NOT BE USED FOR BACKFILLING.

MIDWAY THROUGH THE BACKFILL PROCESS, WATER THOROUGHLY TO SETTLE SOIL.

COMPLETE BACKFILL AT FINISHED GRADE AND ENSURE THE PLANT IS AT PROPER ALIGNMENT, WATER AGAIN TO SETTLE SOIL, AND ADD ADDITIONAL BACKFILL AS NECESSARY IF ROOTS BECOME EXPOSED.

PLACE BARK MULCH AT THE BASE OF INSTALLED PLANT STOCK TO OBTAIN A MINIMUM APPLIED DEPTH OF 6 INCHES AND A MINIMUM APPLIED AREA OF A 2 FOOT DIAMETER CIRCLE CENTERED AT THE BASE OF EACH INSTALLED PLANT.

ALL INSTALLED PLANT STOCK SHALL BE MARKED WITH COLORED SURVEY FLAGGING THAT IS SECURELY TIED TO THE MAIN STEM, LEADER, OR BRANCH OF THE INSTALLED PLANT.

APPLY FERTILIZER TO THE BASE OF INSTALLED PLANT STOCK IN SEPTEMBER OR OCTOBER OF THE FIRST GROWING SEASON.

PART 4: PROVISIONAL ACCEPTANCE

AFTER COMPLETION OF THE WORK COVERED BY THESE DRAWINGS, AN INSPECTION SHALL BE REQUESTED FROM THE OWNER. WHEN WORK COVERED BY THESE DRAWINGS IS COMPLETE, PROVISIONAL ACCEPTANCE WILL BE CERTIFIED IN WRITING BY THE OWNER.

PART 5: MAINTENANCE

CONTRACTOR SHALL MAINTAIN PLANTED AREAS UNTIL GUARANTEE PERIOD ACCEPTANCE IS GIVEN. MAINTENANCE SHALL INCLUDE, WEEDING AROUND THE BASE OF INSTALLED PLANTS, PRUNING OF INSTALLED PLANTS, AND REPLACEMENT OF PLANTS THAT APPEAR TO BE IN DISTRESS. CONTROL IS REQUIRED OF ALL CLASS "A", "B", AND "C" NOXIOUS WEEDS REPERIOD ON THE LATEST KING COUNTY NOXIOUS WEED CONTROL LIST AS WELL AS THE FOLLOWING ADDITIONAL SPECIES: BAMBOO (SPECIES UNKNOWN), ENGLISH HYDRANGEA (HYDRANGEA NELLA), ENGLISH HOLLY (ILEX AQUILIFOLIUM), HIMALAYAN BLACKBERRY (RUBUS ARMENIACUS), AND CUTLEAF BLACKBERRY (RUBUS LACINIOSUS). A MAINTENANCE PLAN SHALL BE PROVIDED BY CONTRACTOR THAT DESCRIBES, IN DETAIL, THE SPECIFIC MAINTENANCE PROGRAM DEVELOPED TO SATISFY THE MAINTENANCE REQUIREMENTS OF THIS PLAN. A MAINTENANCE PLAN SHALL BE APPROVED BY OWNER PRIOR TO ISSUANCE OF PROVISIONAL ACCEPTANCE.

PART 6: GUARANTEE (CONTRACTOR) - OWNER SEE RESTORATION PLAN SUMMARY FOR MONITORING, MAINTENANCE, AND CONTINGENCY PLAN REQUIREMENTS.

6.1 GENERAL

PLANTS SHALL BE GUARANTEED FOR ONE YEAR AGAINST DEFECTS OF MATERIALS AND WORKMANSHIP. THE GUARANTEE PERIOD BEGINS AT THE DATE OF THE PROVISIONAL ACCEPTANCE AND SHALL EXTEND FOR ONE YEAR.

THE GUARANTEE REQUIREMENTS SHALL BE APPLICABLE TO ANY GROWING CONDITIONS THROUGH WHICH PLANTS OF LIKE KIND COULD BE EXPECTED TO SURVIVE AND ANY DEFORMITY OR CAUSE OF DEATH, WHICH COULD BE ATTRIBUTED TO, OR AFFECTED BY, THE PHYSIOLOGICAL CONDITIONS OF THE INSTALLED PLANT. THIS GUARANTEE SHALL NOT APPLY TO PLANT LOSSES DUE TO ABNORMAL WEATHER CONDITIONS SUCH AS FLOODS, EXCESSIVE WIND DAMAGE, DROUGHT, SEVERE FREEZING, OR ABNORMAL RAINS, AS DETERMINED BY THE NATIONAL WEATHER SERVICE.

INSTALLED PLANT MATERIALS SHALL BE MAINTAINED DURING THE GUARANTEE PERIOD IN GENERAL ACCORDANCE WITH THE APPROVED MAINTENANCE PLAN PROVIDED BY THE CONTRACTOR.

THE OWNER MAY REQUIRE REPLACEMENT OF DEAD OR DEFECTIVE PLANTS PRIOR TO THE END OF THE GUARANTEE PERIOD AT NO ADDITIONAL COST. SPECIFIED PLANTS SHALL BE REPLACED WITHIN THE SPECIES AND SIZE AS INDICATED IN PLANT SCHEDULE AND ACCORDING TO THE PLANTING DETAIL SHOWN ON THESE DRAWINGS UNLESS OTHERWISE DIRECTED IN WRITING BY THE OWNER. REPLACEMENTS SHALL BE MADE WITHIN SEVEN (7) DAYS OF NOTIFICATION FROM OWNER, UNLESS OTHERWISE APPROVED.

THE CONTRACTOR HAS THE RIGHT DURING THE ENTIRE WARRANTY PERIOD TO ENTER UPON THE PROPERTY LIES FOR INSPECTION AND CURATIVE TREATMENT OF ANY MATERIAL NEEDING SUCH AND WHICH ARE STILL UNDER WARRANTY. THE OWNER SHALL BE NOTIFIED IN ADVANCE OF ANY CURATIVE TREATMENT MEASURES SO AS TO ARRANGE FOR CONVENIENT ACCESS TO THE AREA. CURATIVE WORK SHALL OCCUR AS SOON AS POSSIBLE AFTER DEFICIENCIES BECOME APPARENT AND WEATHER AND SEASON PERMIT.

AFTER EACH REPLACEMENT PERIOD, IF ANY, A MARKED PLANTING PLAN SHOWING THE LOCATION OF EACH ITEM REPLACED AT THAT TIME SHALL BE PROVIDED TO OWNER. REPLACEMENT PLANTS SHALL BE MARKED WITH COLORED SURVEY FLAGGING, AND SHALL BE GUARANTEED FOR ONE FULL YEAR FOLLOWING PLANTING.

6.2 SURVIVORSHIP

TREE OR SHRUB MATERIAL THAT IS GREATER TO OR EQUAL TO 25 PERCENT DEAD OR DISFIGURED WILL BE CONSIDERED DEAD AND MUST BE REPLACED AT NO ADDITIONAL CHARGE. A TREE WILL BE CONSIDERED DEAD WHEN THE MAIN LEADER HAS DIED BACK ON WHEN A MINIMUM OF 25 PERCENT OF THE CROWN LEADER IS DEAD. PLANTS WILL BE CONSIDERED DISFIGURED WHEN EXCESSIVE DEAD WOOD HAS BEEN REMOVED OR WHEN THE SWAYMIRY OR TYPICAL HABIT OF GROWTH HAS BEEN IMPAIRED BY THE REMOVAL OF THE DEAD WOOD 1/1000.

6.3 GUARANTEE PERIOD ACCEPTANCE

ONE YEAR AFTER PROVISIONAL ACCEPTANCE, A FINAL INSPECTION OF THE MITIGATION WORK COVERED BY THIS CONTRACT SHALL BE REQUESTED FROM THE OWNER. INSTALLED PLANTS THAT ARE DETERMINED TO BE DEAD OR OTHERWISE NOT IN SATISFACTORY CONDITION, AS DETERMINED BY THE OWNER, SHALL BE REMOVED FROM THE SITE AND SHALL BE REPLACED AS SOON AS CONDITIONS PERMIT. UPON COMPLETION OF THESE REQUIREMENTS, GUARANTEE PERIOD ACCEPTANCE WILL BE CERTIFIED IN WRITING BY THE OWNER.

NO.	DATE	DESCRIPTION
1	10/20/09	ISSUED FOR PERMITS

CRITICAL AREA RESTORATION PLAN
 530 131ST AVENUE NORTH-EAST, BELLEVUE, WASHINGTON

Evergreen Aquatic Resource Consultants, LLC
 PO Box 1721
 Issaquah, Washington 98027
 (425) 677-7166
www.evergreenarc.com

Wetland Reclamation
 Post-Construction Monitoring

JOB NO: 09027

DATE:
10/20/2009

SHEET
5 OF 5

PROJECT INFORMATION	
SITE ADDRESS:	530 131ST AVENUE NORTHEAST BELLEVUE, WASHINGTON 98005
PARCEL(S):	2472100035
LEGAL DESCRIPTION (ABBREVIATED):	LOT 7 OF FAIRWAYS TO BELLEVUE ADDITION
DRAWING PREPARED FOR:	VALIE U 530 131ST AVENUE NE BELLEVUE, WASHINGTON 98005
ENGINEER/SURVEYOR:	NONE
CRITICAL AREA DELINEATOR:	EVERGREEN AQUATIC RESOURCE CONSULTANTS, LLC PO BOX 1721 ISSAQUAH, WASHINGTON 98027 425-677-7166