

DESCRIPTION OF PROPOSAL:

The Washougal River Greenway (WRG) Trail Overlook Terrace project will use funding from the Parks Foundation and private donations to develop a seating area overlooking a pond. A previous version of the project included a 330 square foot wood and plastic lumber deck with masonry seatwall and decorative metal railing. After completing a bidding process, it was determined the cost of the project exceeded the approved budget. **The current proposal revises the design in order to reduce construction costs.** The revised design retains a similar size and location as the original, but specifies an on-grade 390 square foot concrete terrace instead of a raised deck. No decorative railing is proposed. Like the original design, the concrete terrace will be connected via a short asphalt path to the regional Washougal River Trail system in the 125-acre Washougal River Greenway. The proposed terrace will be located near a backwater pond associated with the Washougal River and in close proximity to neighborhoods south of the river near Camas city center, and Goot Park. The nearest access point to the Overlook Terrace is the WRG Trail parking area/trailhead near the intersection of SE Yale Street and NE Second Avenue. Minor earthwork totalling approximately 30 cubic yards will provide a base for the short spur path and a bench for terrace.

To minimize environmental and archeological impacts, project activities will be associated with previously disturbed areas. The Overlook Terrace site is composed of fill material associated with construction of the backwater ponds begun in the late 1950's and completed in the early 1990's.

Construction is scheduled to begin in the fall of 2015, and be completed before the end of the year.

Vegetation

Vegetation and habitat conditions were assessed during a site visit in 2014. Vegetation consists of disturbed grassland that is mowed in the summer. The vegetation includes orchard grass (*Dactylis glomerata*), tall fescue (*Festuca arundinacea*), bull thistle (*Cirsium vulgare*), and oxeye daisy (*Leucanthemum vulgare*). Himalayan blackberry (*Rubus armeniacus* = *Rubus discolor*) is colonizing the banks of the pond in the area of the proposed Overlook Terrace.

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CONTACT PERSON: Kevin Grosz The Resource Company 4811A NE 68 th Street Vancouver, Washington 98661 (360) 693-4555 FAX: (360) 699-6242	LANDSCAPE ARCHITECT: David Haynes Otak, Inc. 700 Washington Street, Suite 401 Vancouver, Washington 98660 (360) 737-9613 FAX: (360) 737-9651

LOCATION OF PROJECT:

Site Address (if applicable) Cross Street Between: The project site is approximately 1000 feet east of the NE Third Avenue and SE Yale Street.

Serial #s of parcel(s) included: 89932000

Comp Plan Designation: Green space, Commercial, and Multifamily – low density

Zoning: OS Overlay Zone(s): None

Sec: 12 Township: 1N Range: 3E Total Acreage of Original Parcel(s): 18.24