

**From:** [Stacy Hickman](#)  
**To:** [Robert Maul](#); [Kurt Stonex](#)  
**Cc:** [Randy Printz](#); [John Schmidt](#); [O'neil John](#)  
**Subject:** Green Mountain Phase 2 - Final Staff Report Comments.  
**Date:** Thursday, May 25, 2017 9:34:17 AM

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Good Morning Robert!

Don't worry about the word version of the staff report...we were able to convert the pdf. Below are our comments on the Final Staff Report. Let me know if you'd like it in a different format for the record.

These all reference the Finalized Staff Report.

Page 1; PROPOSAL – change 230 lots to 228.

Page 6; Findings: Water:

2<sup>nd</sup> bullet point; add the language at the end of the sentence “if modeling of the system shows that this connection is required; otherwise, a 12” line will be installed from NE Boxwood to the western phase 2 boundary.”

Page 8-9; Findings: Sewer:

Top of page 9 just prior to the last sentence (Conditions of approval to this effect are warranted) add the sentence “Alternatively, the Applicant could provide for individual septic tanks on each lot. The tanks will be plumbed to allow for conversion to a conventional gravity sewer system.”

Page 13-14; NE Ingle Road/NE Goodwin Road:

Middle of page 14, 1<sup>st</sup> sentence in last paragraph; change “City’s final acceptance of any Phase 2 Improvements” to “occupancy of the 203<sup>rd</sup> home”

Page 16-18; PROPOSED CONDITIONS OF APPROVAL (SUB16-02); Engineering:

#1. Change 2014 to 2012 (stormwater management manual of western Washington) as per the DA.

#14. add language as follows...“if modeling of the system shows that this connection is required; otherwise, a 12” line will be installed from NE Boxwood to the western phase 2 boundary.”

#18 at the end of the last sentence add the language...“or to convey sewer to the exiting gravity system constructed with Phase 1 of the Masterplan.”

#19. Add language after the last sentence as follows...“ Alternatively, the Applicant could provide for individual septic tanks on each lot. The tanks will be plumbed to allow for conversion to a conventional gravity sewer system.”

#25. change “City’s final acceptance of any Phase 2 Improvements” to “occupancy of the

203<sup>rd</sup> home”

Page 21; Plat Notes:

#7. Strike 6’

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**From:** Robert Maul [mailto:[RMaul@cityofcamas.us](mailto:RMaul@cityofcamas.us)]  
**Sent:** Thursday, May 25, 2017 9:21 AM  
**To:** '[kurt@olsonengr.com](mailto:kurt@olsonengr.com)' <[kurt@olsonengr.com](mailto:kurt@olsonengr.com)>  
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**Subject:** email for tonight

Good morning, Kurt. Were you going to send us an email today summarizing any remaining items? I also owe Stacy a word version of the staff report. thx.

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