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By Kim at 11:07 am, Mar 31, 2021

City of Monroe
806 W. Main St.
Monroe WA 98272

March 31, 2021

Attention: Community Development

Re: Eglemont Division 7 Preliminary Plat/PRD
Storm Water Site Plan Comments – Addendum No. 2

To Whom It May Concern:

This second addendum to the comments letter and first addendum (submitted on March 29 and 30, 2021 respectively) is intended to address another directly related item not covered earlier. Up to this point, the issues of inadequate soil depths have been focused on the individual lots. However, there are additional areas of Eglemont that most also meet the requirements of BMP T5.13: Post Construction Soil Quality and Depth. Included are all the other areas that have been disturbed during construction, such as (but not exclusively):

- Parking strips
- Public pathways
- Parks/Open Space
- Stormwater Management Facilities

Though the investigation did not include sampling in these areas, it is reasonable to assume the topsoil and transitional soil depths areas were handled in a similar manner. This assumption is supported by anecdotal observations and obvious drainage problems seen in these areas. Therefore, it is requested that MainVue be required to meet the BMP T5.13 standards in all these remaining disturbed areas and that the City be required to inspect and approve the soil and quality requirements have been met before allowing Certificates of Occupancy to be issued for any lot in Division 7.

Thank you for your time and please let me know if you have any questions.

Sincerely,



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