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Filed by: SKAMANIA COUNTY PUBLIC WORKS
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of SKAMANIA COUNTY
SKAMANIA COUNTY AUDITOR
J MICHAEL GARVISON
Fee: \$46.00

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Skamania County
Department of Planning and
Community Development

Skamania County Courthouse Annex
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Letter Amendment to Administrative Decision NSA-06-52-L1

APPLICANT/PROPERTY OWNER: Skamania County Department of Public Works

FILE NO.: Amendment to NSA-01-43-L2

LEGAL: See attached page 8

REFERENCE NO.: Administrative Decision for NSA-06-52, recorded as Skamania County Auditor's file #2007167805, recorded on the 6th day of September 2007.

PROJECT: To realign approximately 500' of Canyon Creek Road, and the expansion and relocation of an existing park and ride area into a 28 stall Park & Ride facility including the construction of a picnic shelter (16'W x 24'L x 11'H), vault toilet (95 square feet) and a bus shelter (6'W x 8'L x 8'H).

LOCATION: Located between the junctions of Salmon Falls Road and Canyon Creek Road and State Route 14, Washougal; Section 10 of Township 1 North, Range 5 East, W.M. and identified as Skamania County Tax Lot #01-05-10-0-0-0700-00

ZONING: General Management Area-Residential (R-10).

September 11, 2007

Dear Mr. Hollatz,

The Planning Department issued an Administrative Decision on March 27, 2007 for the above referenced application. On September 5, 2007 we received a letter from you requesting an amendment to modify seven aspects of the approval for the Park and Ride Facility approved in NSA-06-52. You have requested the following changes:

- 1) To use an innovative underground stormwater detention system instead of the approved stormwater pond as it will provide better control of stormwater and will eliminate potential risks associated with an unfenced pond at a public facility.

- 2) To use a system of underground catch basins and pipe to capture stormwater instead of the approved pervious concrete material. You stated that the pervious concrete is not viable due to the low permeability of the soil type and the compaction necessary to create the proposed parking area. It is also not an economical option for the county. The proposed modification will capture water and direct it to the underground stormwater detention system discussed in item number one, above.
- 3) To increase the number of streetlights from the approved five to a total of eight (these will be hooded and shielded). You stated that the additional three lights are necessary to achieve adequate light coverage for traffic safety and security.
- 4) To reduce the length of the approved culvert under Canyon Creek Road from 112 feet in length to approximately 75 feet in length. The location will be slightly modified (see attached site plan). The changes regarding the culvert will result in a more open creek channel that will be available for wildlife habitat and better for maintaining natural hydrology, as well as reduces material costs.
- 5) To install rock boulders around the edge of the gravel turn-around, using boulders approximately 3 feet in diameter placed on approximately 5-foot centers. This will be a safety measure.
- 6) To change the approved single stall vault toilet to a double stall vault toilet. The footprint will be increased from 15' x 6 1/2' to 14 1/2' x 12' in size. The double stall vault toilet will allow for separate men and women's restroom, and provide a closet for cleaning supplies.
- 7) To shift the footprint of the vault toilet, ADA ramp, sidewalk, and picnic shelter slightly toward the south due to the slope on the north side of the ramp, sidewalk and toilet (adjacent to the new Canyon Creek Road alignment) being too steep to be maintained without slope failure).

Pursuant to SCC §22.06.080(B), a change or alteration to an approved action, if determined to be minor by the Director, may be "deemed consistent with the provisions of this Title and the findings and conclusions on the original application." The proposed request constitutes a minor change; therefore, the original decision shall be amended as stated above.

The elevation drawings for the vault toilet (see attached page 7) and the site plan (see attached page 6) to this Letter Amendment shall replace those attached to your original Administrative Decision of March 27, 2007, and shall be known as the final elevation drawings and site plan. The amendment is hereby approved.

All of the original conditions in the Administrative Decision are still valid and shall be complied with. As a reminder, **this letter amendment needs to be recorded at the County Auditor's office, as well as your Administrative Decision.** If you have any questions, please give me a call at 509-427-3900.

Sincerely,



Jessica Davenport
Associate Planner

APPEALS

The Director reserves the right to provide additional comment and findings of fact regarding this decision, if appealed.

This Administrative Decision shall be final unless reversed or modified on appeal. A written Notice of Appeal may be filed by an interested person within 20 days from the date hereof. Appeal may be made to the Skamania County Board of Adjustment, P.O. Box 790, Stevenson, WA 98648. Notice of Appeal forms are available at the Department Office.

WARNING

On November 30, 1998 the Columbia River Gorge Commission overturned a Skamania County Director's Decision 18 months after the 20-day appeal period had expired. You are hereby warned that you are proceeding at your own risk and Skamania County will not be liable for any damages you incur in reliance upon your Director's Decision or any amendments thereto.

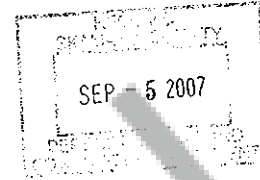
Cc: Skamania County Building Department
Skamania County Health Dept.
Persons w/in 500 feet
Yakama Indian Nation
Confederated Tribes of the Umatilla Indian Reservation
Confederated Tribes of the Warm Springs
Nez Perce Tribe
Columbia River Gorge Commission
U.S. Forest Service - NSA Office
Board of County Commissioners
Friends of the Columbia Gorge
Columbia Gorge United
Office of Archaeology and Historic Preservation
CTED - Dee Caputo

Attached: Letter request for Amendment
Amended Site Plan
Amended Elevation Drawing
Legal Description
Vicinity Map



Skamania County
Department of Public Works
Engineer's Office

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(509) 427-3910 FAX: (509) 427-3919



MEMORANDUM

TO: Jessica Davenport,
Skamania County Dept. of Planning & Community Development

FROM: Rick Hollatz, Dept. of Public Works

DATE: September 5, 2007

RE: Minor modifications to NSA-06-52

Jessica,

The original plans for the Salmon Falls Park & Ride & Canyon Creek Realignment Project (File number NSA-06-52) were approved by Administrative Decision on March 27, 2007. Since your initial review, we have identified minor design modifications that are necessary for us to successfully implement the project. At this time we would like to request approval of minor modifications to the original plans.

The first proposed modification is to use an innovative underground stormwater detention system instead of the originally approved stormwater pond. This modification was developed after completing a stormwater detention analysis and stormwater volume calculations. It was determined that an underground system will provide better control of stormwater and will eliminate potential risks associated with an unfenced pond at a public facility.

The second proposed modification is to use a system of underground catch basins and pipe to capture stormwater instead of the originally proposed pervious concrete material. The pervious concrete technology will not be a viable or economical option at this site due to the low permeability of the soil type and the compaction necessary to create the proposed parking area. The proposed modification is to capture the water and direct it to the innovative underground stormwater detention system. This system will provide capture and metered release to handle the 25-year, 24-hour design storm event, with additional capacity to safely overflow the 100-year design storm event.

The third proposed modification is to increase the number of streetlights from 5 to 8 total. The additional 3 lights are necessary to achieve adequate light coverage for traffic safety and security. All lights will have full cutoff shields to minimize their visual impact outside of the project area.

The fourth proposed modification is to slightly modify the location and reduce the length of the new culvert under Canyon Creek Road. The originally proposed culvert is 112 feet long. We are proposing to reduce the length to approximately 75 feet. This modification will provide two benefits. First, it is more economical because it reduces material costs. And second, reducing the culvert length is better for maintaining natural hydrology. By shortening the culvert there will be less impact to the creek's velocity, and more open creek channel will be available for wildlife habitat.

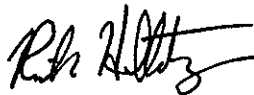
The fifth proposed modification is to install rock boulders around the edge of the gravel turn-around area. These will be used as a safety measure to keep vehicles from accidentally rolling over the steep embankment. The use of rock has been selected instead of guardrail because it is visually subordinate in nature. The boulders will be approximately 3 feet in diameter, placed on approximately 5-foot centers around the edge of the turn-around area.

The sixth modification is to expand the footprint size of the vault toilet. The original toilet was a single vault (single toilet). We are now proposing to install a double vault toilet (two toilets). This building includes a small chase area between the two rooms that is used for storage and cleaning materials. This modification is necessary to provide separate restrooms for men and women. The chase area is necessary for storing material and cleaning supplies and will also serve as a secure spot for the electrical circuit breakers for the streetlights and for a telephone port for an emergency telephone. The double vault toilet also includes one additional outdoor light (above the chase area door) and indoor lights that operate by motion sensor. The color, texture, and style of the double vault toilet will otherwise remain unchanged.

The final modification is to shift the footprint of the vault toilet, ADA ramp, sidewalk, and picnic shelter slightly toward the south. This modification is necessary because we recognized that the slope on the north side of the ADA ramp, sidewalk, and toilet (adjacent to the new Canyon Creek Road alignment) was too steep to be maintained without slope failure. Shifting the footprint of these structures about 15 feet to the south alleviates this problem.

If you have any questions about these minor modifications, please let me know.

Thanks,



Rick Hollatz
Engineering Technician III

Enclosures: Vault toilet details, Modified site plan

PROPOSED DOUBLE VAULT

