



CITY OF  
BAINBRIDGE ISLAND

# Form B109

## Site Assessment Review (SAR)

### Application

#### Project Information

|                    |                                                                                                                                                                                                                                                                                       |
|--------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Project Name:      | Manlowe Replacement Bulkhead Project                                                                                                                                                                                                                                                  |
| Site Address:      | 10750 NE Broomgerrie Rd, Bainbridge Island, WA 98110                                                                                                                                                                                                                                  |
| Parcel Number:     | 4199-000-007-0501                                                                                                                                                                                                                                                                     |
| Project Narrative: | The project aims to protect the existing upland home from the imminent threat of slope failure by replacing the existing, rapidly deteriorating bulkhead with an angular rock bulkhead and further stabilizing the steep bluff by improving the pathways and vegetation on the slope. |

#### Applicant (Property Owner or Purchaser)

|         |                         |       |                      |          |       |
|---------|-------------------------|-------|----------------------|----------|-------|
| Name    | Jayne Manlowe           | Phone | 206.786.1749         |          |       |
| Address | 10750 NE Broomgerrie Rd | Email | jmanlowe@comcast.net |          |       |
| City    | Bainbridge Island       | State | WA                   | Zip Code | 98110 |

#### Authorized Representative or Engineer (if applicable)

|         |                                 |         |                                               |          |       |       |                                                                                 |
|---------|---------------------------------|---------|-----------------------------------------------|----------|-------|-------|---------------------------------------------------------------------------------|
| Name    | Peter Leon and Michelle Bahnick | Company | Leon Environmental, LLC                       |          |       |       |                                                                                 |
| Address | 8047 Burke Ave N                | Work    | Peter: 206.948.5366<br>Michelle: 206.948.8067 |          |       |       |                                                                                 |
| City    | Seattle                         | State   | WA                                            | Zip Code | 98103 | Email | Peter: peter@leon-environmental.com<br>Michelle: bahnick@leon-environmental.com |

#### Exemptions - Clicking Yes to Any of these Qualifies for SAR Exemption

This form automatically adds sections as project complexity grows.

Start by determining if you qualify for an Exemption. If any of the 7 exemptions below apply to your project, check the applicable checkbox(es), sign, and submit. Once submitted, anticipate a response from Public Works in 2 weeks.

My Project is for:

- ☐ Commercial Agriculture
- ☐ Forest Practices
- ☐ Road Maintenance
- ☐ New Non-motorized Shoulder Improvement
- ☐ Underground Utilities

-OR-

- ☐ I applied for a Pre-Application Meeting between January 1, 2017 and October 1, 2017  
Meeting Date:

- ☐ A Plat Development Exemption applies.  
☐ My project is located within one of the developments listed in the SAR Exemption List AND the project meets ALL the conditions of approval for that development.

Development Name/  
Planning Permit #:

☒ Check here to continue to Form B109A  
(Page 2) if none of these 7 boxes are checked.

#### Signature

I, the undersigned, certify that the information submitted is true and accurate to the best of my knowledge and understand that any misrepresentation in the forgoing information may delay review and approval of my project.

Date:

Signature:

APPLICANT



Your project is not categorically exempt from the SAR process.

However, the project may qualify for an exemption for being small in scale.  
Complete the Table 1 to determine if the project scope qualifies:

| Project Scope                                                                                                                                                                                                                                                                                                                                                     |               |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------|
| <b>A. Is this a redevelopment<sup>1</sup> project or new development<sup>2</sup>?</b><br><i>Redevelopment includes all construction on parcels of land existing prior to Feb 10, 1999. If your lot is not part of a recent subdivision, this likely applies to your project. Redevelopment also applies if more than 35% of the lot is existing hard surface.</i> | Redevelopment |
| <b>B. New and replaced Hard Surface<sup>3</sup> area proposed</b><br><i>(include all proposed hard surface areas in square feet)</i>                                                                                                                                                                                                                              | ~ 460 SF      |
| <b>C. Total area of construction, clearing, grading, or development activity</b><br><i>(Area of the project limits including all areas being disturbed in square feet)</i>                                                                                                                                                                                        | ~ 1,260 SF    |
| <b>D. Total site area</b><br><i>(Include the area of all parcels that contain the project activity or construction; Use the area of right-of-way for road projects; in square feet)</i>                                                                                                                                                                           | ~ 10,890 SF   |
| <b>Percentage of Site to be developed (Box C ÷ Box D × 100)</b>                                                                                                                                                                                                                                                                                                   | 11.6%         |

Table 1

Then, evaluate your project scope using Table 2:

| If the scope of the project is less than the thresholds listed in the table, based on your answers from Table 1, then this project is exempt from the SAR process but still required to consider the 13 elements of an erosion control plan which can be found in COBI Form B109d. |                        |                        |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------|------------------------|
| You chose for Box A:                                                                                                                                                                                                                                                               | And Box B is...        | And Box C is...        |
| Redevelopment                                                                                                                                                                                                                                                                      | Less than 800 sq. ft.  | Less than 7000 sq. ft. |
| New Development                                                                                                                                                                                                                                                                    | Less than 1300 sq. ft. | Less than 7000 sq. ft. |

Table 2

☒ My project **IS** exempt per Table 2. Click here and sign Form B109A.

☐ My project **IS NOT** exempt per Table 2. **Continue to Page 3.**

### Signature

I, the undersigned, certify that the information submitted is true and accurate to the best of my knowledge and understand that any misrepresentation in the forgoing information may delay review and approval of my project.

Date:

4/29/2020

Signature

Sayne Manlowe

APPLICANT