

**DECISION OF THE
CITY OF LAKE FOREST PARK PLANNING DIRECTOR
'MAJOR/MINOR'**

**CRITICAL AREA WORK PERMIT
(Repair of existing retaining walls)
Permit # 2023-CAMI-0018**

FINDINGS

On August 18, 2023, the applicant, Thomas Bird (the "Applicant") applied for a minor Critical Area Work Permit to repair the existing retaining walls for the east and west banks of a creek located on the property at 16061 37th Ave NE (the "Property"). According to the city's mapping data, the location of the single-family home is within an erosion area, as defined in Lake Forest Park Municipal Code (LFPMC) 16.16.040. The Applicant requests approval for replacing existing blocks of a retaining wall in an erosion area pursuant to the guidelines of LFPMC 16.16.280 and 16.16.230 respectively.

LFPMC 16.16.230.C. permits structural modification of, addition to, or replacement of an existing legally constructed structure, constructed on or before the effective date of the ordinance codified in this chapter as long as the structure is enlarged not more than the lesser of 10 percent or 250 square feet than its footprint as of the effective date of the ordinance codified in this chapter, and that no portion of the modification or replacement is located closer to the critical area. Per the application submitted on August 18th, 2023, the proposed retaining wall will not expand any part of the existing footprint and will consist of a like for like replacement.

CONCLUSIONS

The Applicant's submittals, including written material and plans referenced in the above findings, demonstrate that the proposal complies with the criteria for modification for an existing legally constructed structure.

DECISION

The Critical Area Work Permit 2023-CAMI-0018 allowing the reparation/replacement of existing retaining walls at 16061 37th Ave NE is approved. If any Finding is deemed to be a Conclusion or vice-versa, the Director adopts it as such.

Elizabeth Talavera, Assistant Planner

Date



12-12-2023