

Herbaugh, Melinda

From: Manuel, Peg <Peg.Manuel@tetrattech.com>
Sent: Wednesday, September 07, 2016 7:42 AM
To: PRC; Dorcy, Michael
Cc: pegmandtomr@gmail.com
Subject: 6726 Greenwood Ave N Project No. 3020114

Michael,

1. I am concerned the following email from Alice has not been addressed:

From: [alice.poggi](#)
To: [Dorcy Michael](#); [PRC](#)
Cc: [Jan Weldin](#)
Subject: 6726 Greenwood Ave N Project No. 3020114
Date: Tuesday, August 23, 2016 8:28:32 AM

Michael,

A month ago on July 25, 2016 you conducted a meeting in response to the petition submitted by the neighborhood per SMC 23.76.015 asking for a meeting to discuss issues related to this project that are outside of the the realm of the NW Design Review Board. There have been no minutes posted nor response from the City.

- 1) What is the disposition of the minutes? Since the meeting was part of the official process of project review, shouldn't they be posted to the project website under Documents?
- 2) What is the process for the City responding to the issues raised? Do those get forwarded to the plan reviewers to include in additional Correction Notices?
- 3) When will the community receive a response?

Thank you for your attention to this.

Alice Poggi, President
Phinney Ridge Community Council

2. Reference comments made on **Wednesday, March 30, 2016 9:38 PM**, how have ANY of these issues been addressed?

From: Manuel, Peg

Sent: Wednesday, March 30, 2016 9:38 PM

To: PRC@seattle.gov

Subject: COMMENTS on project number is 3020114 - 6726 GREENWOOD AVE N.

Greeting,

My husband and I have lived in the neighborhood of this property since 1990. Regarding the environmental impacts

- 1 – This is not an example of Smart Sustainable growth. Demolishing a single story building with a few ft space will significantly increase demand on local utility resources and put a very high demand on the cur
- 2 – Climate change is real. Baby steps in the change to make sustainable buildings are no longer good er density should be designed under the metrics of either USGBC LEED Platinum or ILFI Living Building Chal
- 3 – Natural Gas - Recent gas explosion just a few blocks away on Greenwood is an example of how old a
- 4 – Electricity – The demand in the neighborhood for the added power requirements could be mitigated b
- 5 – Water – The demand for the significant amount of additional showers, sinks, toilets, etc and retail sp; water collected and stored in a central location. In an earthquake disaster situation, a central storage tar
- 6 – Storm water – By collecting and reusing rain water, it will significantly reduce the amount of storm w
- 7 – Disaster Preparedness - The threat of a catastrophic earthquake happening in the near future is real. battery backup will provide energy independent solutions, empowering residents with potentially enough
- 8 – Parking – If the solution to sustained growth is allowing dense construction projects with no new parl Parking is currently at a premium in this neighborhood. The city and building owner should be willing to

Thank you!

Peg Manuel, AIA, LEED AP BD+C | Senior Architect

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