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8 BEFORE THE HEARING EXAMINER
9 FOR THE CITY OF SEATTLE

10 In the Matter of the Appeal of

11
12 MAGNOLIA COMMUNITY COUNCIL AND
13 OTHERS; and FRIENDS OF THE LAST 6,000

14 From a decision issued by the Director, Seattle
15 Department of Construction and Inspections
16
17
18

Hearing Examiner File: MUP 21-016 (CU)
and MUP 21-017 (ECA)

Department Reference: 3028072-LU

DECLARATION OF COURTNEY A.
KAYLOR IN SUPPORT OF
APPLICANT'S RESPONSE TO EX
PARTE MOTION FOR ISSUANCE OF
SUBPOENAS DUCES TECUM

19 I, Courtney A. Kaylor, declare:

20 1. I am competent to testify and make this declaration based on my personal
21 knowledge.
22

23 2. I am one of the attorneys for the applicant in this matter, Oceanstar LLC
24 ("Applicant").

25 3. Attached to this declaration are true and correct copies of Sheets A0.06, A1.01-
26 A1.02, A2.01-A2.05, A3.01-A3.02, L1.1, L3.0.
27

28 DECLARATION OF COURTNEY A. KAYLOR IN
SUPPORT OF APPLICANT'S RESPONSE TO EX
PARTE MOTION FOR ISSUANCE OF SUBPOENAS
DUCES TECUM – Page 1

McCULLOUGH HILL LEARY, PS

701 Fifth Avenue, Suite 6600

Seattle, WA 98104

206.812.3388

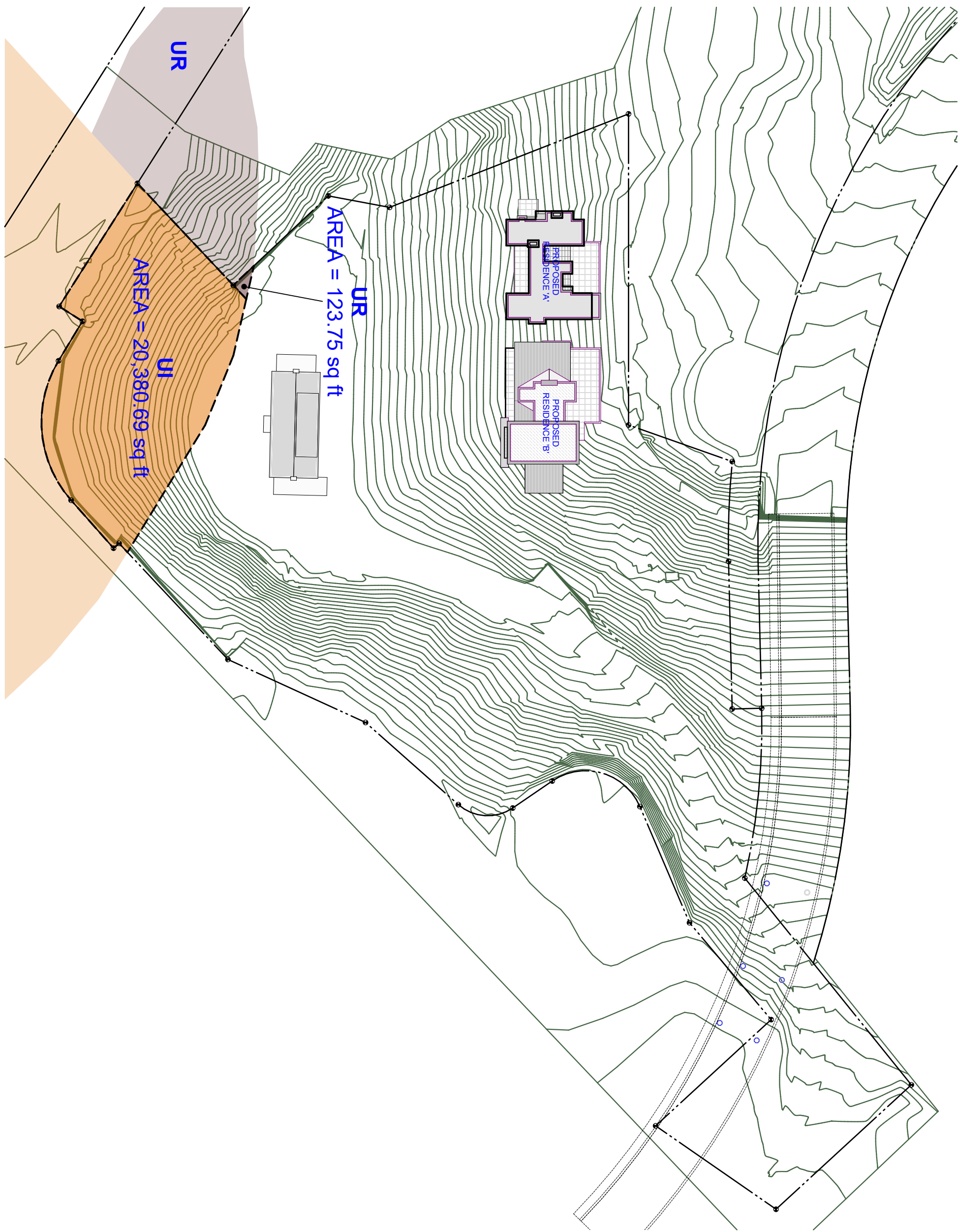
206.812.3389 fax

1 I declare under penalty of perjury under the laws of the State of Washington that the
2 foregoing is true and correct. Executed this 7th day of July, 2021, at Seattle, Washington.

3
4 

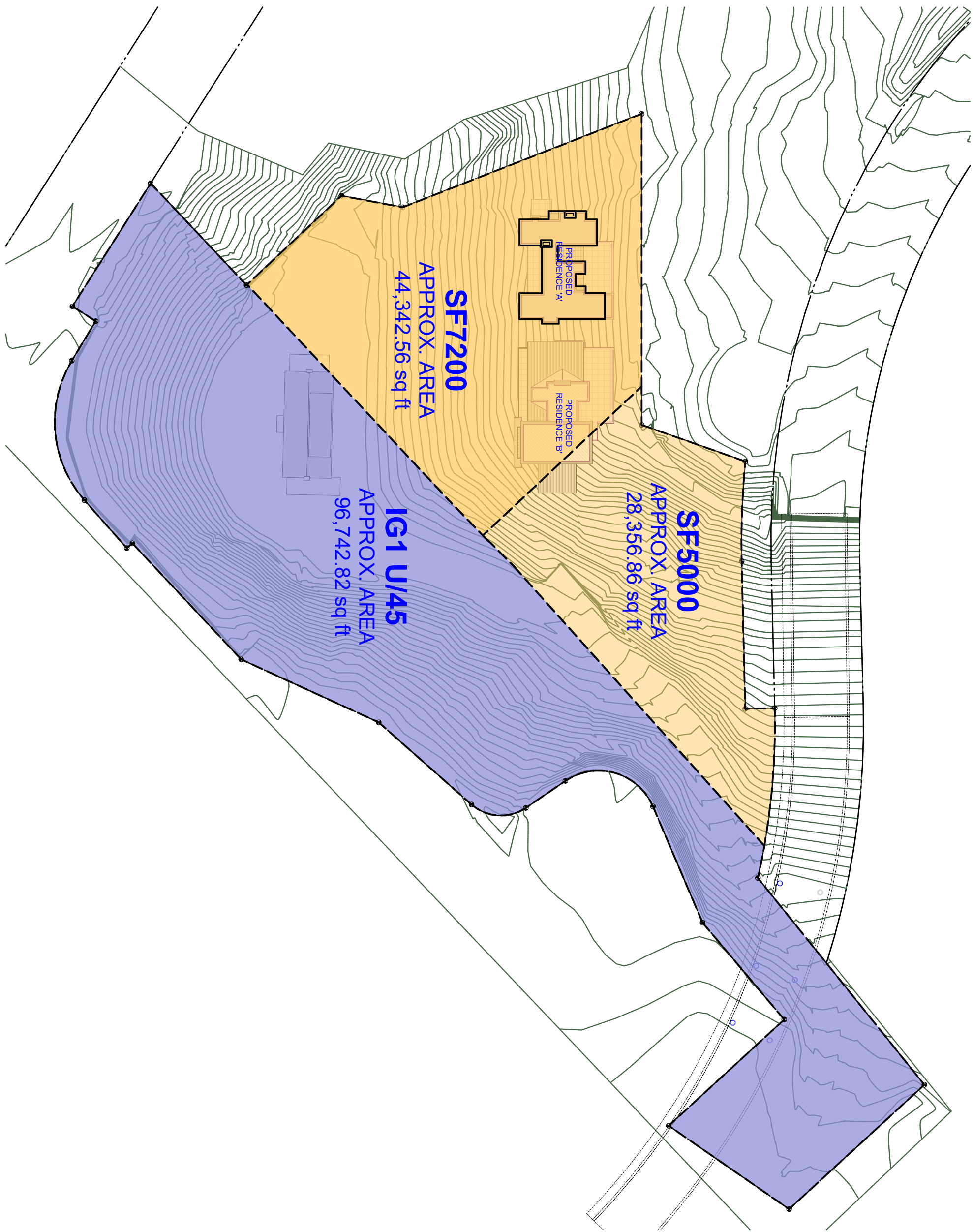
5 _____
6 Courtney A. Kaylor
7
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EXHIBIT A



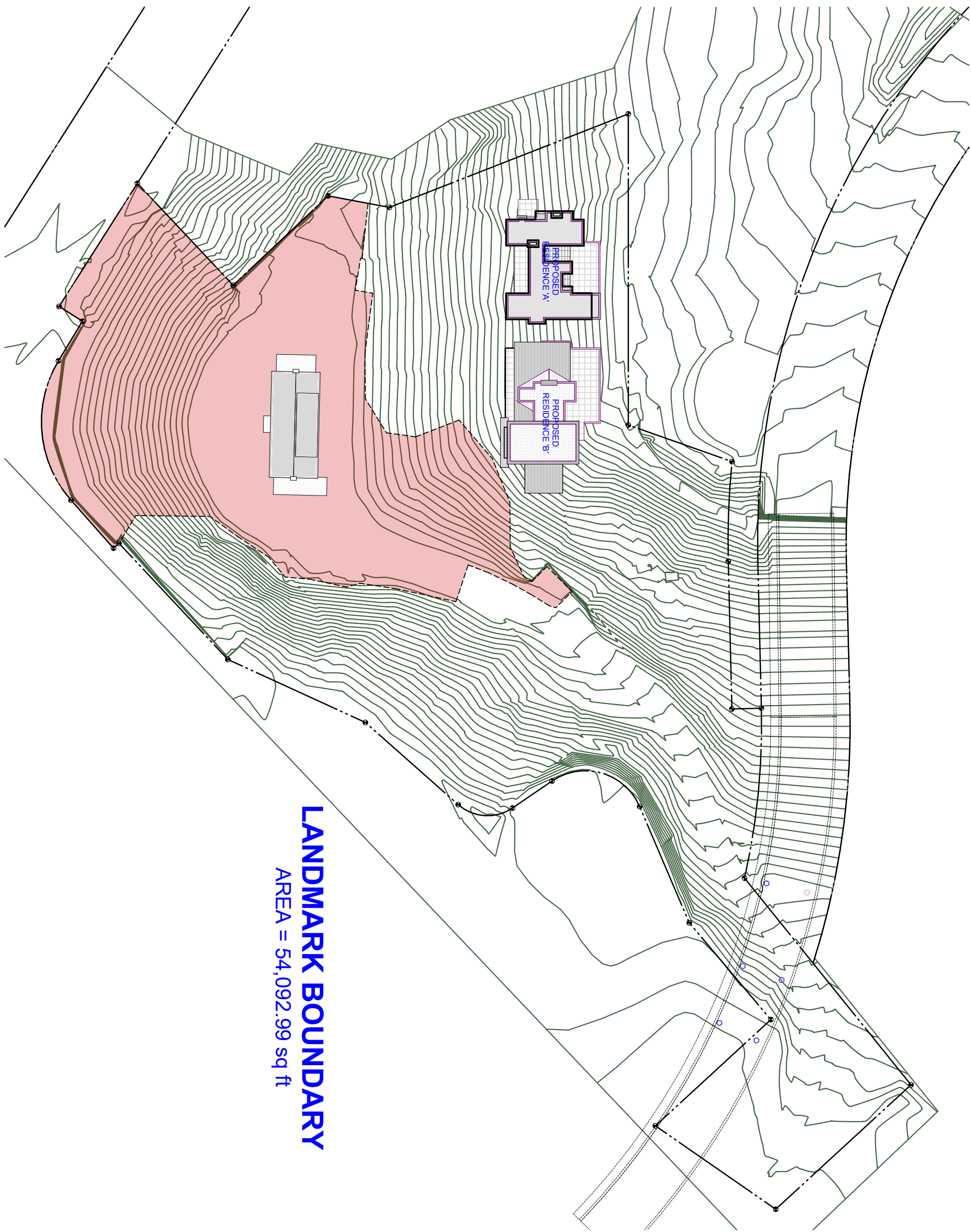
SITE SHORELINE ZONES

NOT TO SCALE



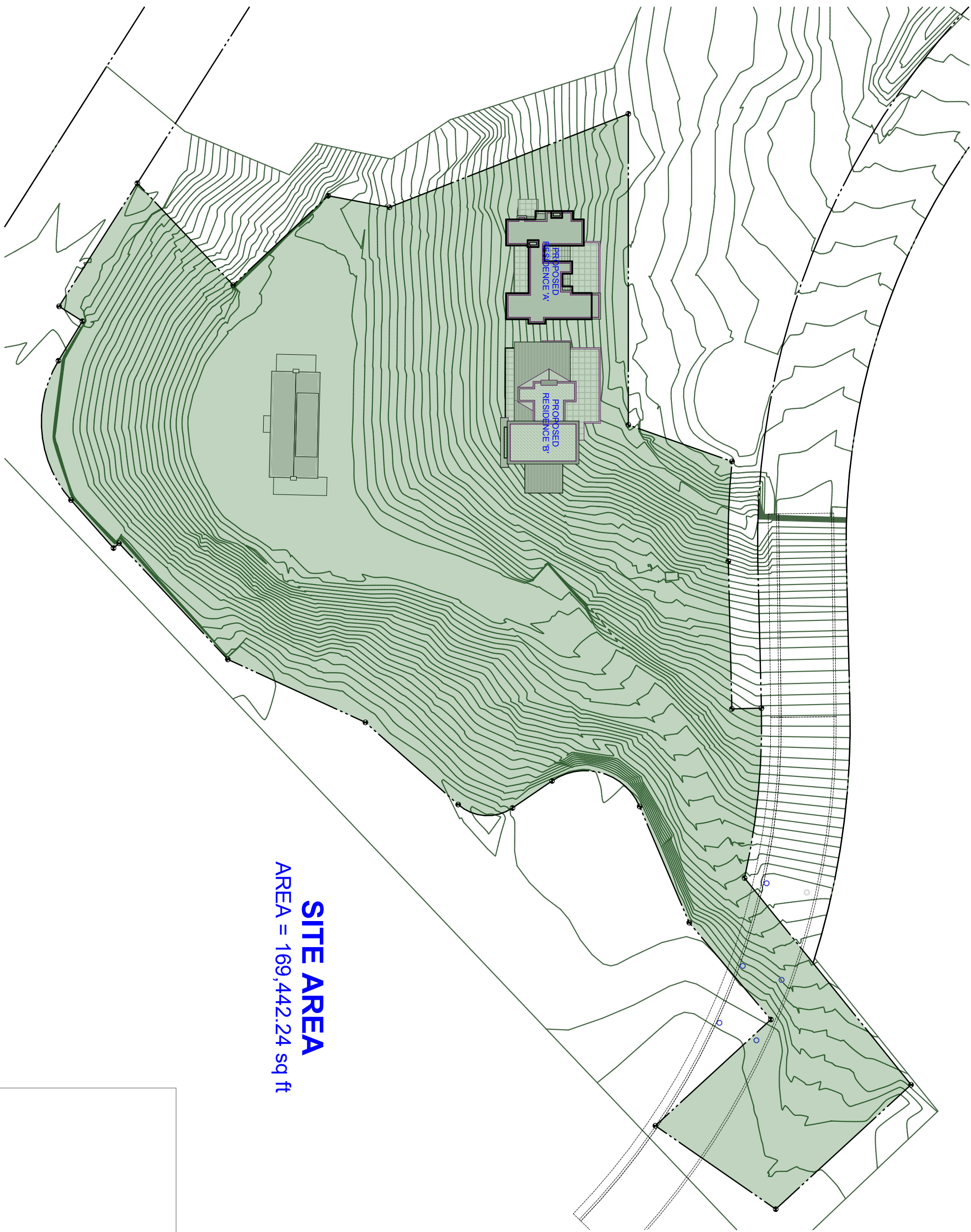
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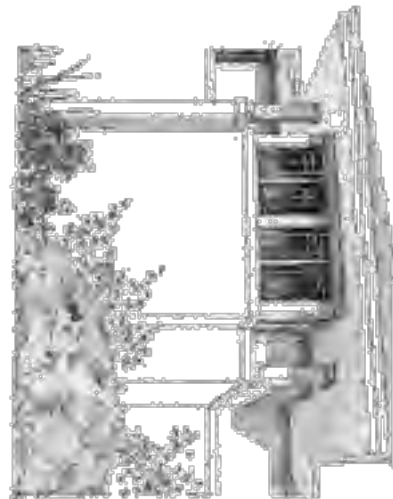
LANDMARK PRESERVATION BOUNDARY

NOT TO SCALE



SITE AREA DIAGRAM

NOT TO SCALE



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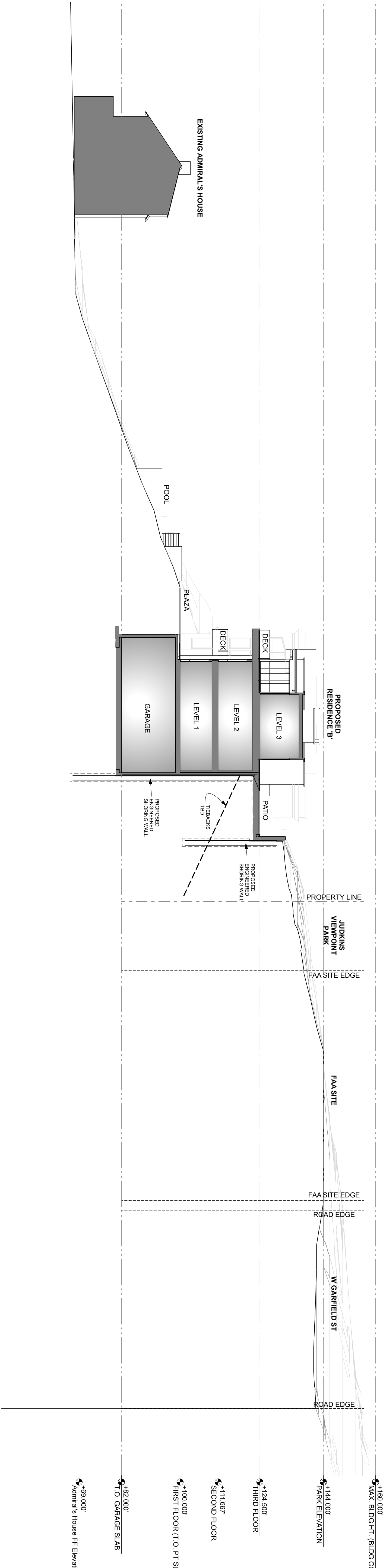
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SEATTLE, WA 98199

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Project Manager:	TB		
Issue Date:	1/18/2021		
NO.	DATE	REVISION	
1	05/10/2019	ACUP SUBMITTAL	
2	11/27/2019	ACUP REV-1	
3	06/04/2020	ACUP REV-2	
4	09/24/2020	ACUP REV-3	
4	01/18/2021	ACUP REV-4	



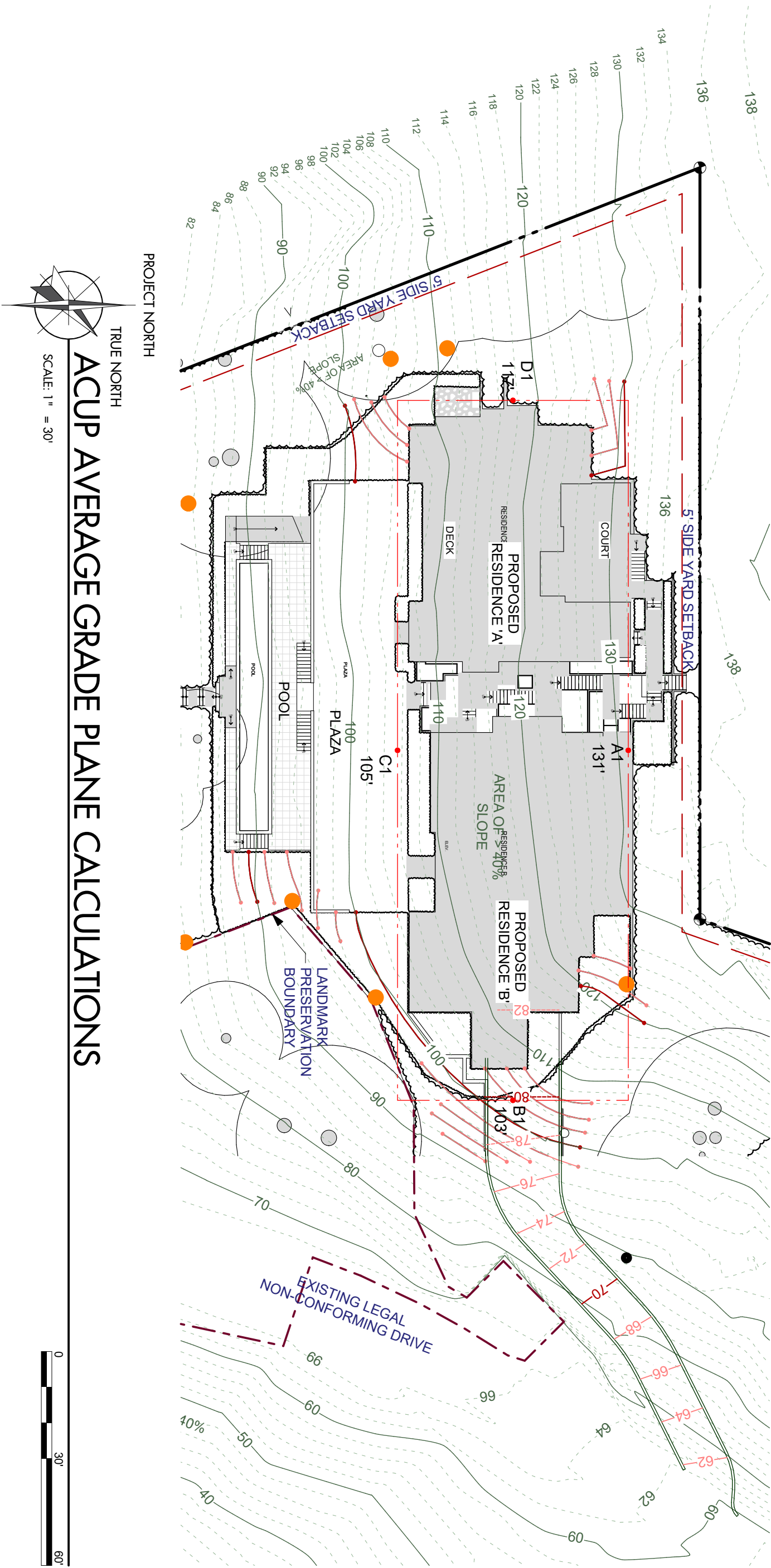
ACUP CODE
COMPLIANCE
DIAGRAMS

A0.03



A SITE SECTION

SCALE 1/16" = 1'-0"



AVERAGE GRADE CALCS:

RECTANGLE 1

(131'-196.4') + (103'-84.2') + (105'-196.4') + (117'-84.2')

196.4' + 84.7' + 196.4' + 84.7'

25,728' + 6,884' + 20,522' + 7,570'

52,722'

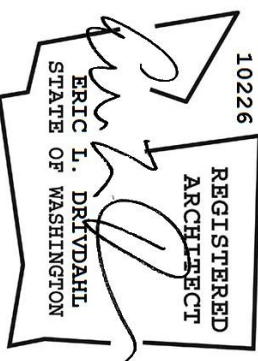
AVERAGE GRADE IN RECTANGLE 1: 116.0'

MAX HEIGHT IN RECTANGLE 1: 146.0'

PROPOSED MAX HEIGHT: 144.0'

Job No.	1606
Project Manager	TB
Issue Date	1/18/2021

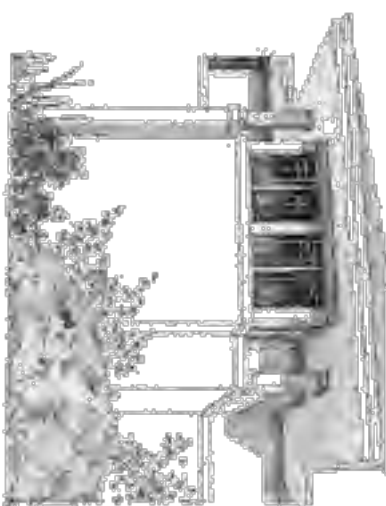
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11/27/2019	ACUP REV-1	
06/04/2020	ACUP REV-2	
09/24/2020	ACUP REV-3	
01/18/2021	ACUP REV-4	



ACUP SITE SECTIONS

A1.02

OPEN SPACE FOR PLAN REVIEW STAMPS



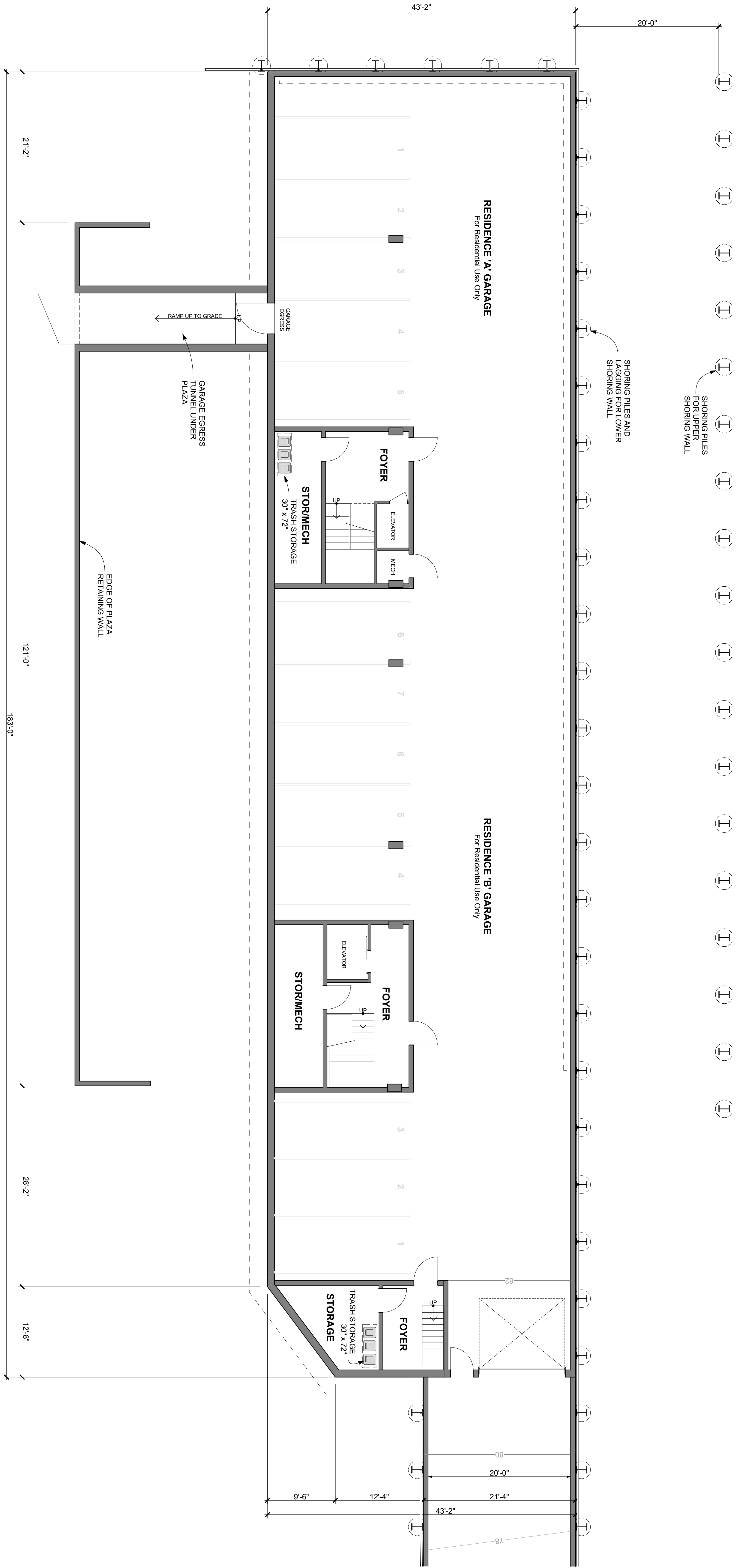
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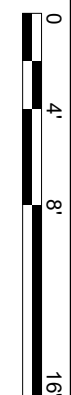
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 **GARAGE FLOOR PLAN**
SCALE: 1/8" = 1'-0"



OPEN SPACE FOR PLAN REVIEW STAMPS



ACUP GARAGE FLOOR
PLAN

A2.01

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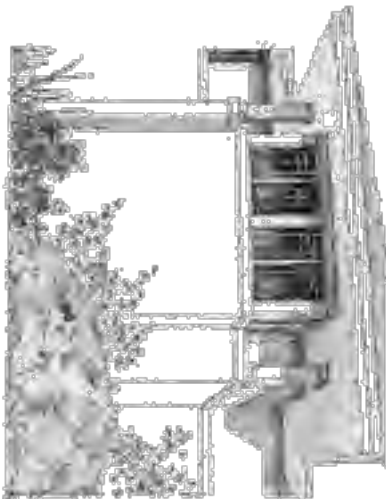
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Project Manager	TJ		
Issue Date:	1/18/2021		
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4	09/24/2020	ACUP REV-3	
5	01/18/2021	ACUP REV-4	



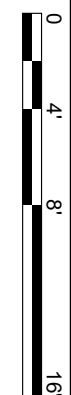
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N
SCALE: 1/8" = 1'-0"
FIRST FLOOR / PLAZA PLAN



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10226
REGISTERED
ARCHITECT
ERIC L. DRIVDAHL
STATE OF WASHINGTON

ACUP FIRST FLOOR /
PLAZA PLAN

A2.02

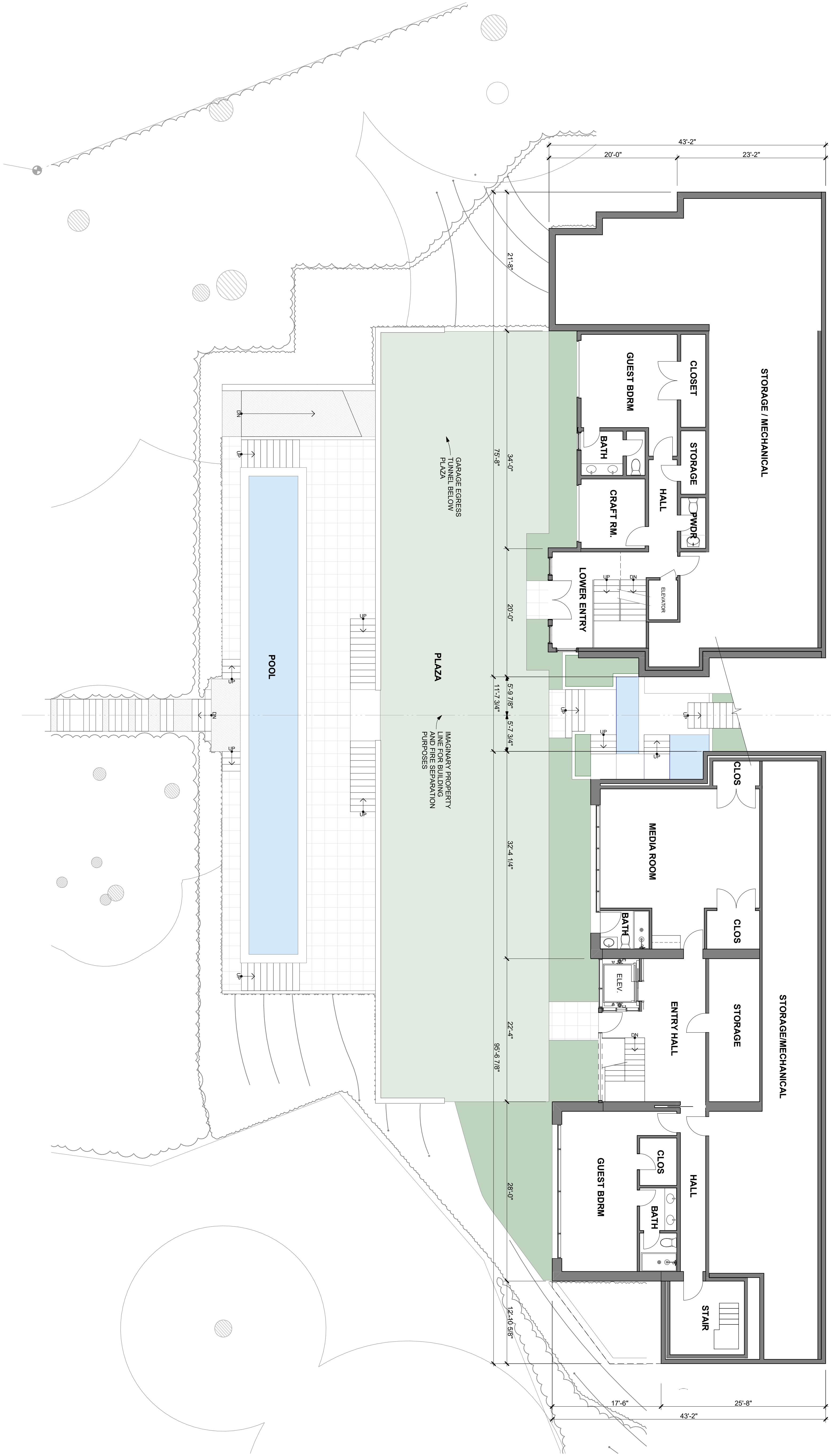
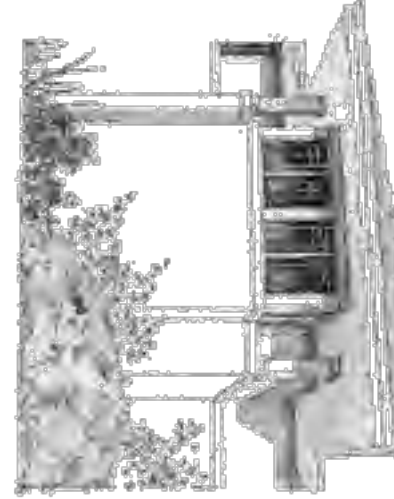
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	05/10/2019	ACUP SUBMITTAL
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2	06/04/2020	ACUP REV-2
3	09/24/2020	ACUP REV-3
4	01/18/2021	ACUP REV-4

Job No. 1606
Project Manager: TB
Issue Date: 1/18/2021

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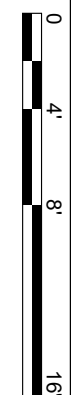
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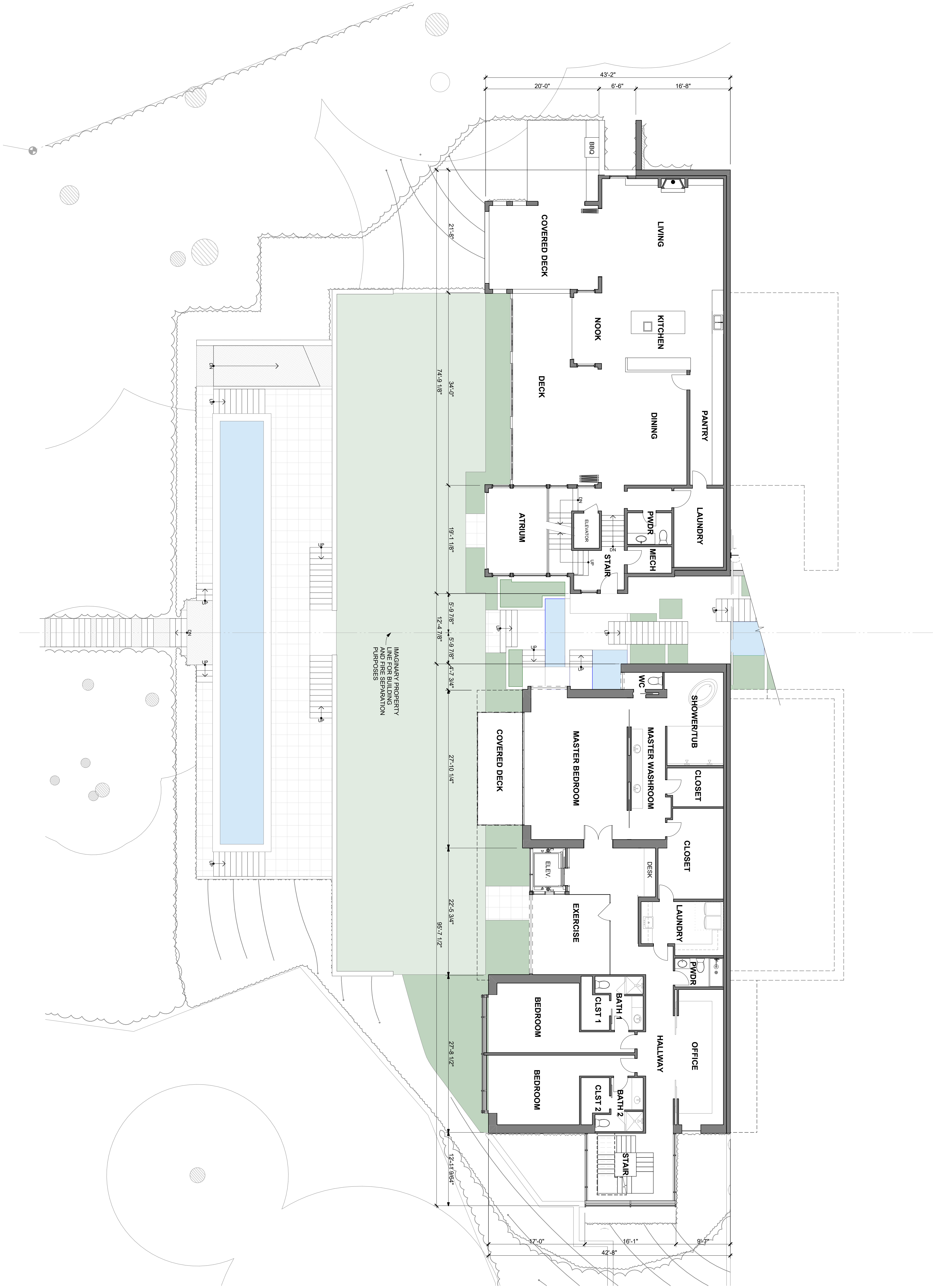


SECOND FLOOR PLAN

SCALE: 1/8" = 1'-0"



OPEN SPACE FOR PLAN REVIEW STAMPS



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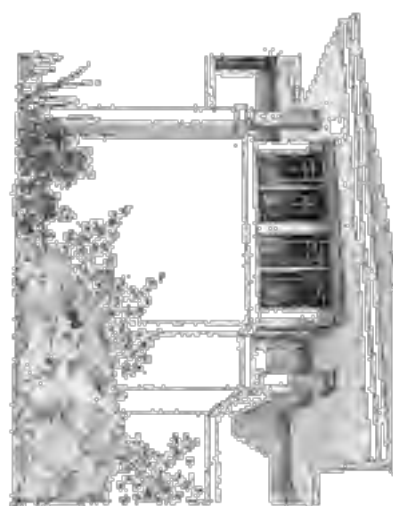
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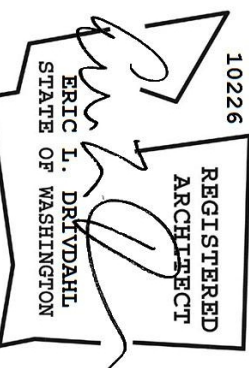
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ACUP SECOND FLOOR
PLAN

Job No.	1606		
Project Manager:	TB		
Issue Date:	1/18/2021		
NO.	DATE	REVISION	
1	05/10/2019	ACUP SUBMITTAL	
2	11/27/2019	ACUP REV-1	
3	06/04/2020	ACUP REV-2	
4	09/24/2020	ACUP REV-3	
5	01/18/2021	ACUP REV-4	



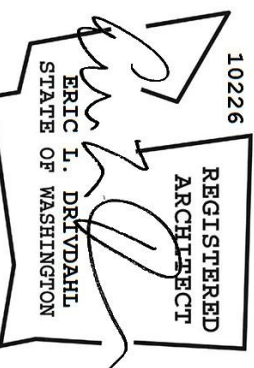
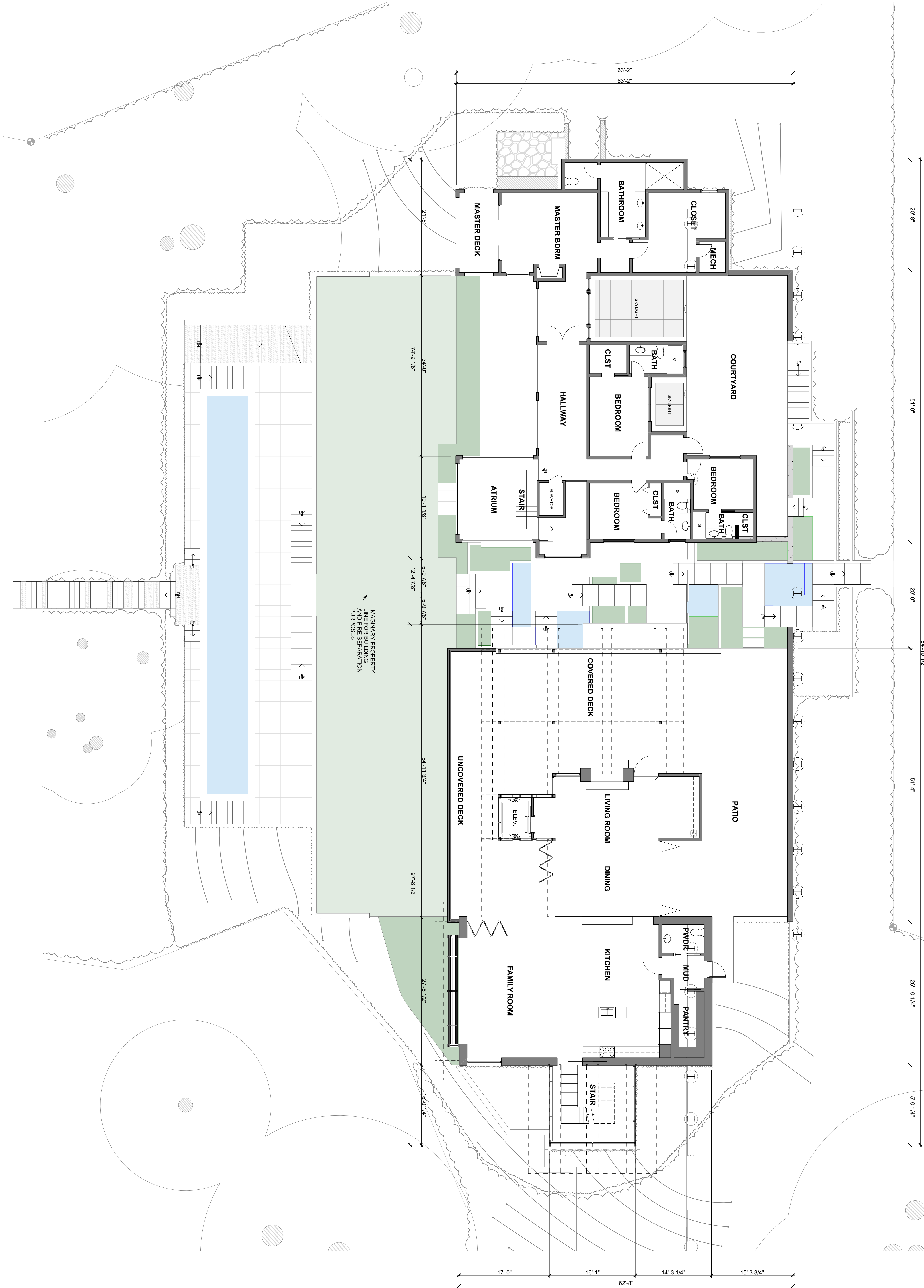
A2.03

THIRD FLOOR PLAN

SCALE: 1/8" = 1'-0"



OPEN SPACE FOR PLAN REVIEW STAMPS



ACUP THIRD FLOOR PLAN

Job No.	1606		
Project Manager:	TB		
Issue Date:	1/18/2021		
NO.	DATE	REVISION	
1	05/10/2019	ACUP SUBMITTAL	
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5	01/18/2021	ACUP REV-4	

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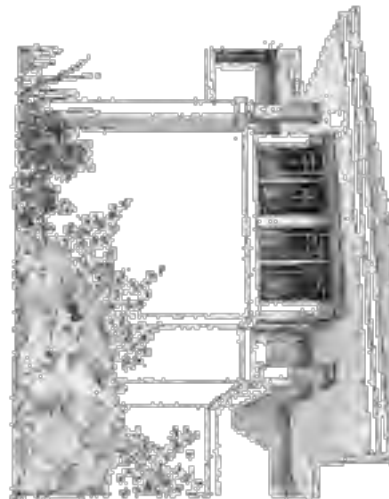
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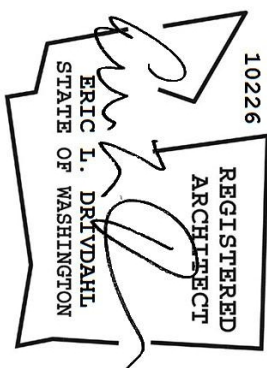
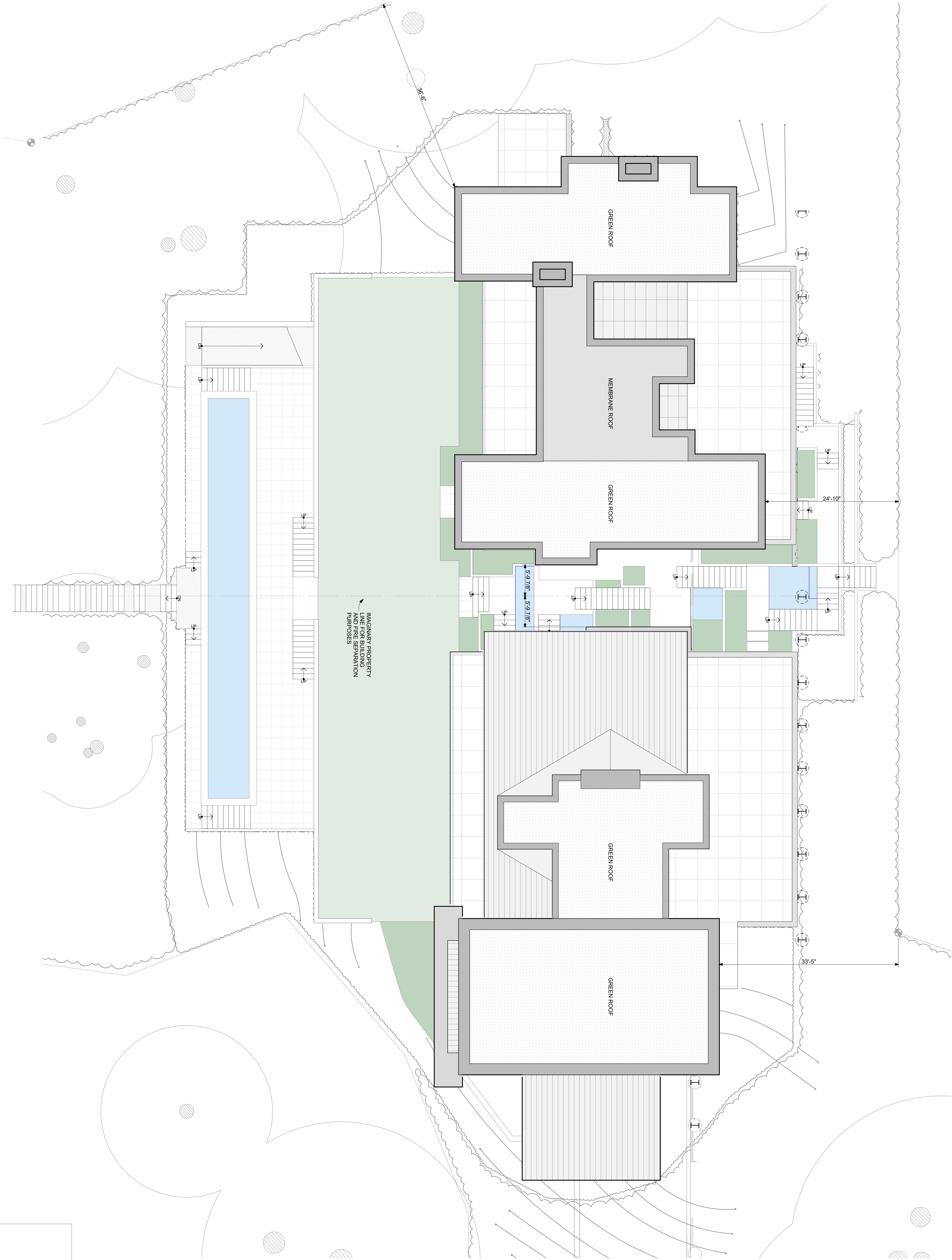
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ROOF PLAN
SCALE: 1/8" = 1'-0"

0 4 8 16

OPEN SPACE FOR PLAN REVIEW STAMPS



ACUP ROOF PLAN

Job No.	1606		
Project Manager	TB		
Issue Date	1/18/2021		
NO.	DATE	REVISION	
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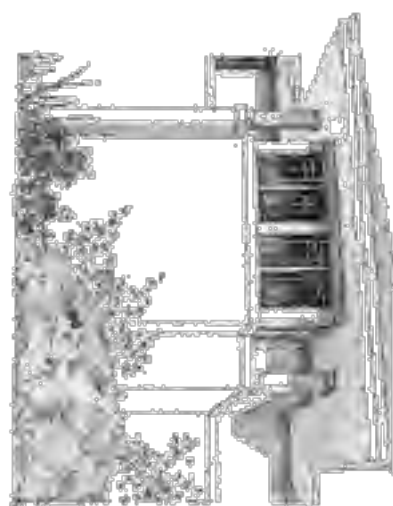
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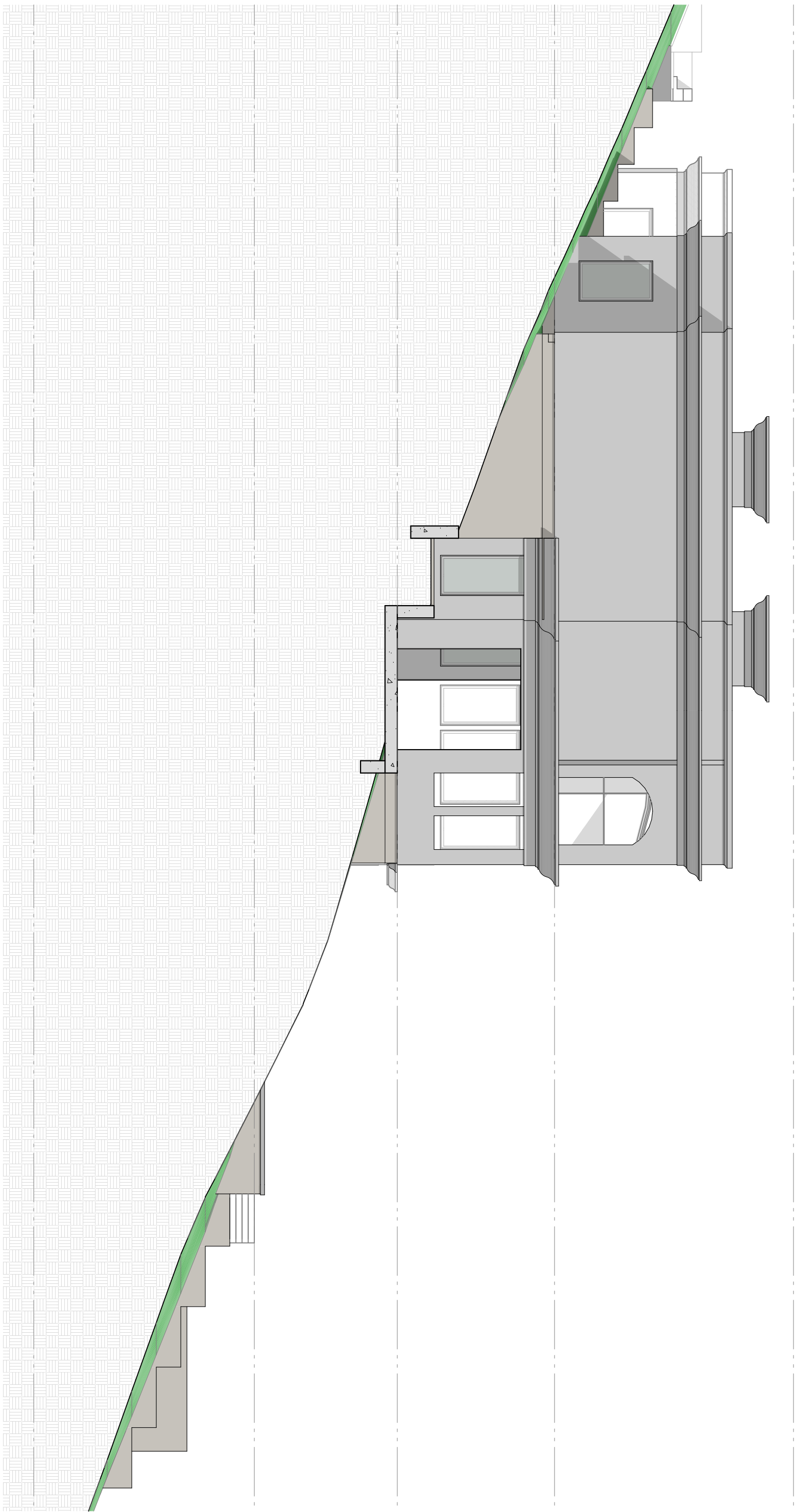
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A2.05

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WEST ELEVATION

SCALE: 1/8" = 1'-0"



EAST ELEVATION

SCALE: 1/8" = 1'-0"



SOUTH ELEVATION

SCALE: 1/8" = 1'-0"

10226
REGISTERED
ARCHITECT
ERIC L. DRIVDAHL
STATE OF WASHINGTON

ACUP EXTERIOR
ELEVATIONS

A3.01

NO.	DATE	REVISION
	05/10/2019	ACUP SUBMITTAL
1	11/27/2019	ACUP REV-1
2	06/04/2020	ACUP REV-2
3	09/24/2020	ACUP REV-3
4	01/18/2021	ACUP REV-4

Job No. 1606

Project Manager: TB

Issue Date: 1/18/2021

GLOBAL SEAS - ACUP Submittal Set

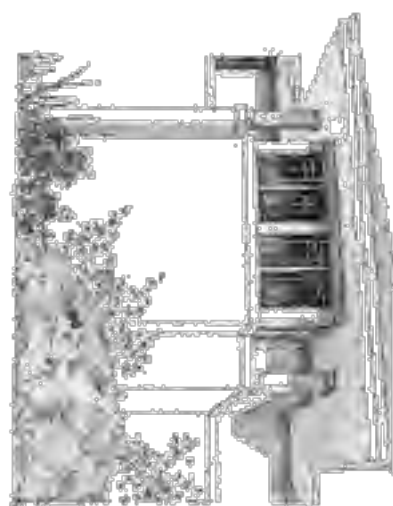
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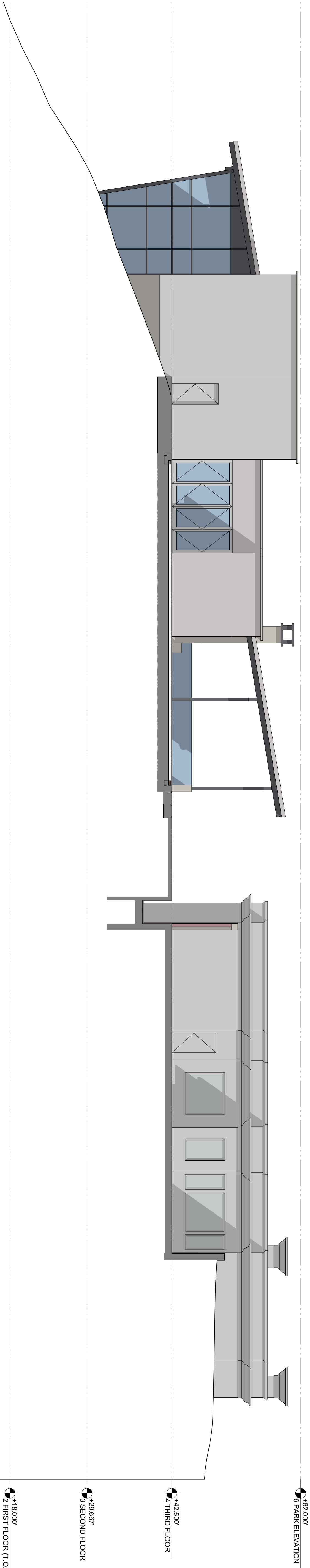


NORTH ELEVATION

SCALE: 1/8" = 1'-0"



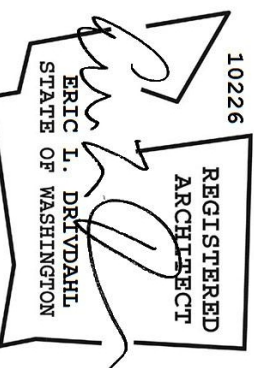
OPEN SPACE FOR PLAN REVIEW STAMPS



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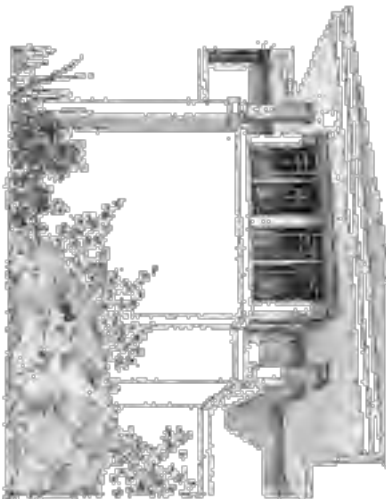
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Job No.	1606		
Project Manager	TB		
Issue Date	1/18/2021		
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4	09/24/2020	ACUP REV-3	
5	01/18/2021	ACUP REV-4	



ACUP EXTERIOR
ELEVATIONS

A3.02



Site Title
SCHEMATIC DESIGN

Issue Date	04.13.2020
DESIGNED BY:	KS
DRAWN BY:	KS
Rev Date Description	6/15/2020 REF 02

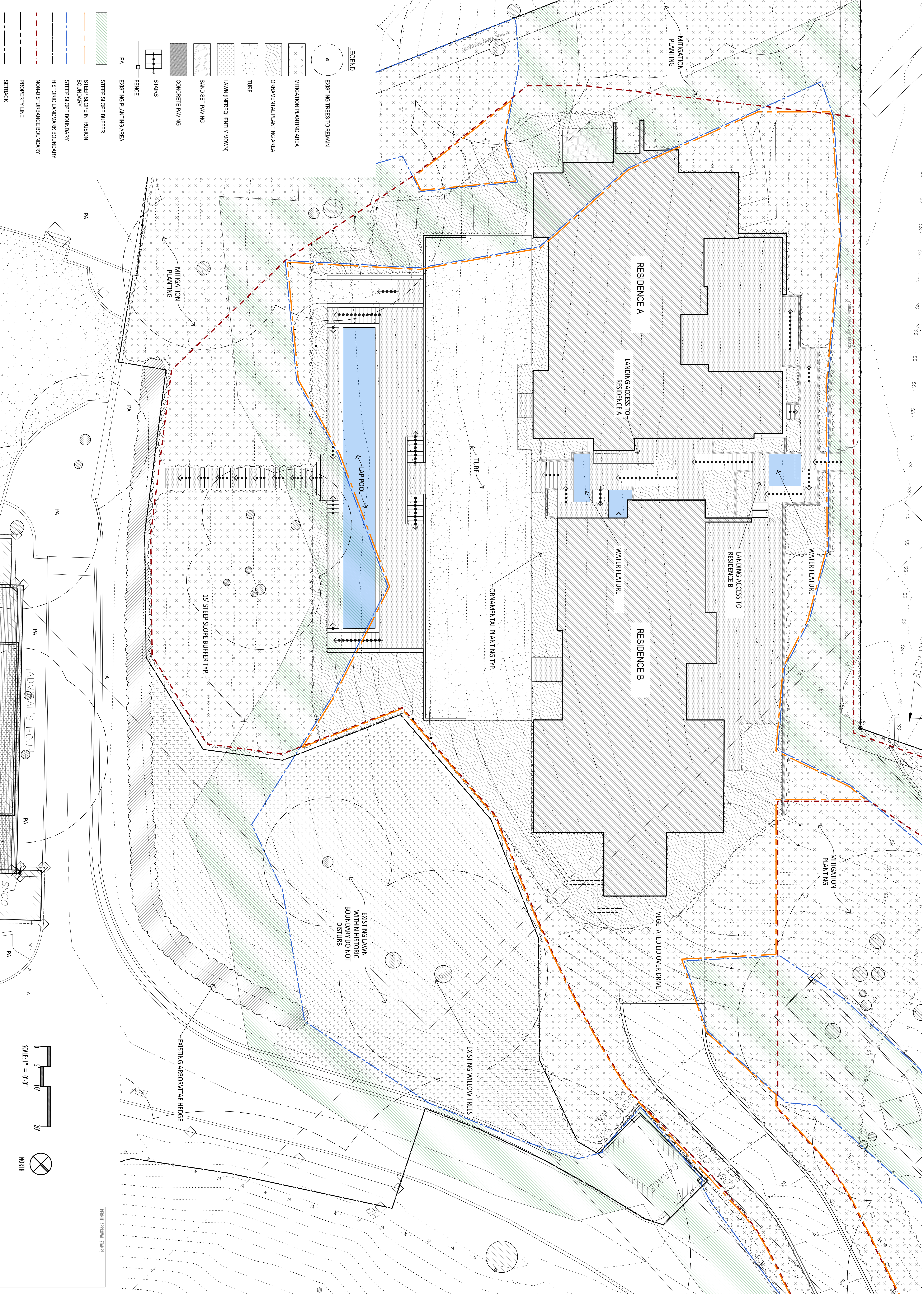
Site Plan
Enlargement

Sheet Number

LI.1

PERMIT APPROVAL STAMPS

Sheet Title



GLOBAL SEAS
2500 W MARINA PL
SEATTLE WA 98199

CALL 2 DAYS
BEFORE YOU DIG
1-800-424-5555

NOT FOR
CONSTRUCTION

Sheet Title
SCHEMATIC DESIGN

Issue Date
04.13.2020

DESIGNED BY: KS

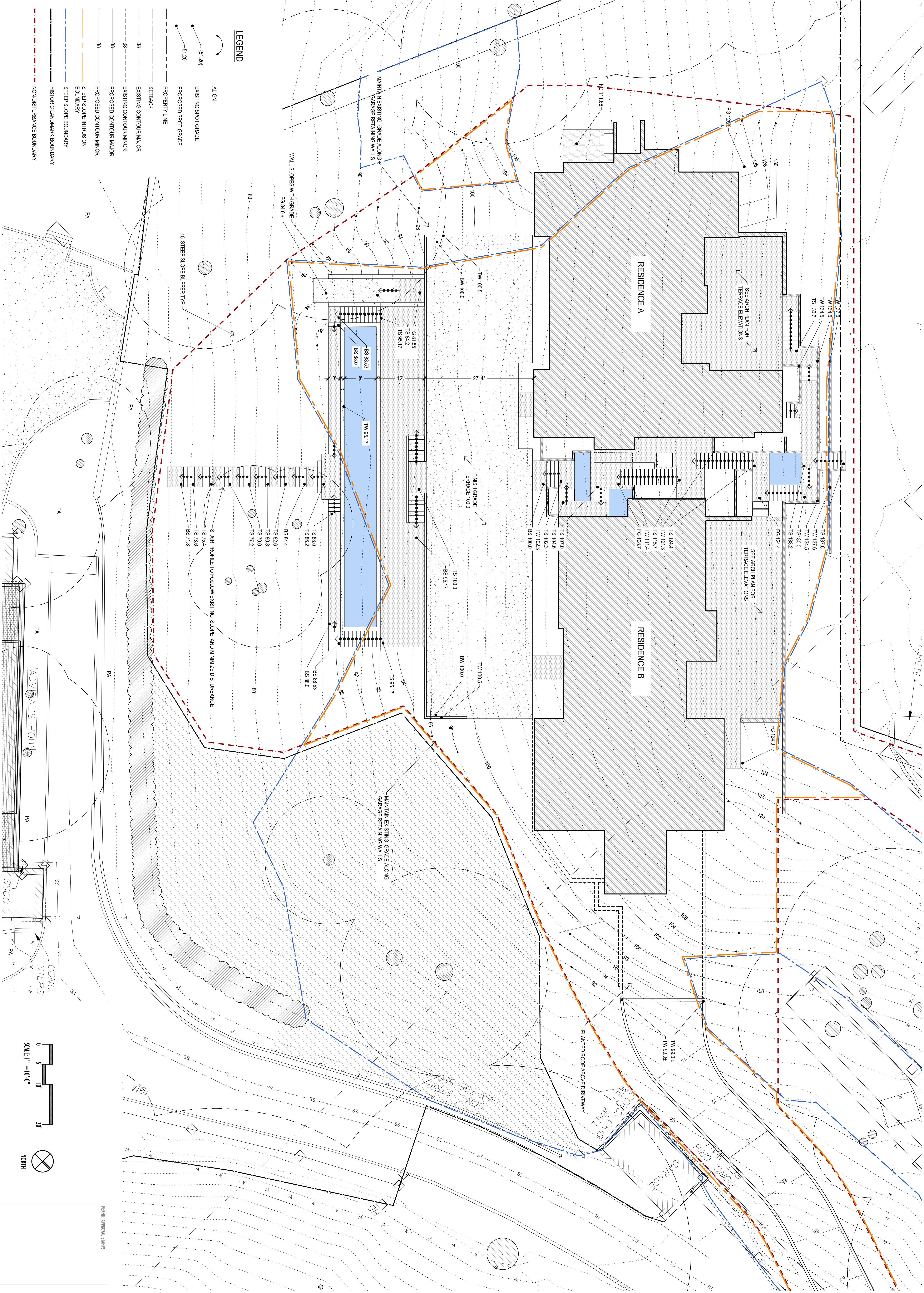
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Rev Date Description
6/15/2020 REV 02

Sheet Number

Landscape
Grading Plan
Enlargement

L3.0



PERMIT APPROVAL STAMPS