



## Acceptance Letter and/Administrative Decision

April 11, 2017

Clinton L. & Corena Jacob  
24155 Madura DR NE  
Kingston, WA 98346  
corenajacob@comcast.net

**RE: Nature Way Access Road, Site Development Activity Permit (SDAP) 16 05420  
Plan Acceptance, Submittal No. 2**

This project does not require a land use action. Because this Site Development Activity Permit is a Type II decision, a two-week appeal period is required after approval, per Kitsap County Code 21.04.070. Due to this procedural requirement, after the Site Development Activity Permit is approved, we will notify the interested parties. The pre-construction meeting can be scheduled after the two-week appeal period has ended.

We have reviewed and accept for construction the site plans for the above referenced project. This permit must be issued within **360** days of approval per Kitsap County Code 12.10.055, and will expire **180** days from the date of issuance per Kitsap County Code 12.16.110. The owner or agent and contractor must meet with our inspection team at an on-site pre-construction meeting. At this meeting you will receive the permit and a copy of the approved plans. Please contact Kitsap One at (360) 337-5777 to schedule a time to meet.

The application fee deposit for this Site Development Activity Permit includes **16** hours of permit processing, review and inspection. Hours in excess of the deposit will be charged at the current hourly rate. Any unused portion of the deposit will be refunded upon project completion. All fees must be paid prior to scheduling the final inspection.

**A. The following items are required prior to scheduling a preconstruction meeting:**

1. Provide a Certificate of Liability Insurance remaining in force until final construction acceptance is issued by the County. Specify the liability insurance in the amount of not less than one million dollars combined single limit bodily injury and property damage, with a two million dollar aggregate. Include Kitsap County, its officers, and employees as additional insured's with respect to the terms and conditions of the policy. Reference **Nature Way Access Road, Site Development Activity Permit 16 05420** on the Certificate. (RECEIVED March 29, 2017).
2. Provide a performance covenant for the erosion and sedimentation control facilities referencing **Nature Way Access Road, Site Development Activity Permit 16 05420** on the covenant (previously enclosed).

**B. This permit is subject to the following conditions:**

1. All construction shall conform to the Accepted Plans. Major deviations must have a design revision submitted by the engineer of record for review and acceptance.

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2. Prior to the commencement of clearing and grading activities, the following must be completed to the satisfaction of Kitsap County:
  - a. Temporary silt and erosion control facilities shall be installed prior to clearing and grading. The facilities indicated on the plans are considered to be adequate basic requirements for the anticipated site conditions. Routine inspection and maintenance is required and additional facilities may be required depending on site and weather conditions; and
  - b. Grading limits must be clearly and visibly identified using staking and/or flagging. Under no circumstances may areas beyond the construction boundaries be disturbed without the prior approval of the owners of those properties and without the issuance by Kitsap County of the necessary permits to work within those areas.
3. All grading shall conform to Chapter 11 of the Kitsap County Stormwater Management Design Manual with emphasis on the following requirements:
  - a. Grading shall take place in such a manner so as not to obstruct or otherwise interfere with the natural drainage flows through the site;
  - b. The area receiving fill material shall be prepared by removing vegetation, non-complying fill, topsoil and other unsuitable material and scarifying the surface to provide a bond with the new fill;
  - c. Fill materials shall not contain organic material such as wood or sod, and rock or similar irreducible material with a maximum dimension greater than 12 inches;
  - d. The fill material shall be placed in relatively thin horizontal layers and be compacted to at least 90% of maximum dry density (95% for driveways);
  - e. Slopes shall be no steeper than 2 horizontal to 1 vertical (2:1); and
  - f. Fills that are proposed to be building sites shall be placed under the direction of a Soils Engineer in accordance with the provisions of the International Residential Building Code.
4. It shall be the responsibility of the applicant to verify the quantity of material placed or excavated. Any material that leaves the site must be taken to a permitted SDAP site if over 150 cubic yards is received by any one site.
5. All exposed and unworked soils shall be stabilized using acceptable Best Management Practices (BMPs) to protect from erosion. Applicable BMPs include, but are not limited to seeding, mulching, and plastic covering. From October 1 to April 30, no soils shall remain unstabilized for more than 2 days. From May 1 to September 30, no soils shall remain unstabilized for more than 7 days. All cleared side slopes shall be seeded as soon as possible or receive some other acceptable surface treatment. Temporary slope protection shall be installed and maintained until surface vegetation has become well established.
6. It should be understood that the agreed upon plan for siltation and erosion control is to be considered a minimum requirement, and that it is the applicant's responsibility to use whatever means are necessary to control siltation and erosion throughout the span of the project.

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7. Under no circumstances shall grading take place within the road right-of-way without first obtaining the necessary permits to work within the right-of-way. This would include any work altering or in any way affecting the existing roadside drainage system.
8. Please contact Kitsap One at (360) 337-5777 to schedule the following inspections:
  - a. Clearing limits inspection.
  - b. Erosion and Sediment Best Management Practices. *\*\* Note: Call for inspection after silt and erosion control facilities are in place, and prior to the commencement of grading operations.*
  - c. Final inspection.
9. It is the owner's responsibility to inspect, clean and maintain the stormwater drainage system

**C. Development Services and Engineering will schedule a final inspection once all of the following conditions are completed:**

1. Completion, to the satisfaction of Development Services and Engineering, of all work indicated on the plans.
2. Submittal of a Maintenance Covenant, recorded with the Kitsap County Auditor, for maintenance of private storm drainage facilities which gives Kitsap County the right to inspect the facilities and guarantees the County that the facilities will be properly maintained (enclosed).
3. Permanent stabilization and restoration of the project site. Final replanting may be delayed to the appropriate season, provided that temporary soil stabilization measures are in place and financial security is provided to assure the completion of work.
4. Payment of all outstanding fees.
5. Fulfillment of all conditions of approval.

**D. Please be aware of the following requirements by other agencies associated with the proposed construction:**

1. This project includes the construction of rock walls or other retaining facilities that exceed four feet in height, which require a building permit.
2. The Kitsap County Health District requires that all contaminated materials or contaminated soils be removed from the site be properly managed (taken to a facility permitted to accept such wastes). Fill and grade activities are subject to the following requirements:
  - a. Soils used as borrow materials must be "clean", as defined in the Kitsap County Board of Health Ordinance 2004-2 "Solid Waste Regulations".

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...clean soils are soils which are not a dangerous waste or problem waste. Problem waste includes the following:

- ...soils removed during the cleanup of a remedial action site, a dangerous waste closure, other cleanup efforts, or other actions, which contain hazardous substances, but are not dangerous wastes;*
- ...dredge spoils from the dredging of surface waters of the state where contaminants are present in the dredge spoils at concentrations not suitable for open water disposal and the dredge spoils are not a dangerous waste and are not regulated by Section 404 of the Federal Clean Water Act (PL 95-217); or*
- ...waste abrasive blasting grit or other material used in abrasive blasting that may contain, but is not limited to, silica, sand, utility slag or copper slag. Waste abrasive blasting grit does not include blasting grit that will be reused for its intended purpose...*

- b. The applicant must ensure either by process knowledge or by testing, that fill material is not contaminated. This would include the applicant's knowledge of the presence of industrial/commercial facilities, prior disposal activities, or other activities that may have contaminated the material to be used as fill.
- c. Only suitable materials shall be used as fill. Suitable fill does not include vegetative organic matter, demolition or construction wastes, or other debris, except as provided for under the Uniform Building Code (1994).

**THE DECISION OF THE DEPARTMENT IS FINAL, UNLESS APPEALED ON OR BEFORE 14 DAYS FROM THE DATE OF DECISION PER KITSAP COUNTY CODE 21.04.290.**

The written appeal shall be made on, or attached to, an appeal form found on the Department Community Development website:

<http://www.kitsapgov.com/dcd/forms/DocumentLibrary/applications/Appeals.pdf>.

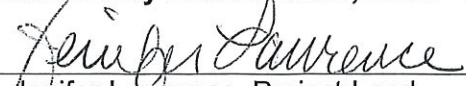
Please note affected property owners may request a change in valuation for property tax purposes, notwithstanding any program of revaluation. Please contact the Assessor's Office at 360-337-5777 to determine if a change in valuation is applicable due to the issued Decision.

The complete case file including findings, conclusions and any conditions of approvals available for review at the Department of Community Development; if you wish to view the case file or have other questions, please contact [Help@Kitsap1.com](mailto:Help@Kitsap1.com) or (360) 337-5777. Please note the Department of Community Development is open Monday to Thursday from 8:00am to 4:00pm and on Friday from 9:00am to 1:00pm except holidays. [TS1]

If we can be of further assistance, please contact **Jenifer Lawrence** at (360) 337-5777.

Sincerely,

Nature Way Access Road, SDAP 16 05420

  
\_\_\_\_\_  
Jennifer Lawrence, Project Lead

4-11-17  
Date

 For  
\_\_\_\_\_  
Scott Diener, Development Services and Engineering Manager

4/12/17  
Date

Cc Interested Parties: Karen Diane Phillips [phillips19799@comcast.net](mailto:phillips19799@comcast.net)