



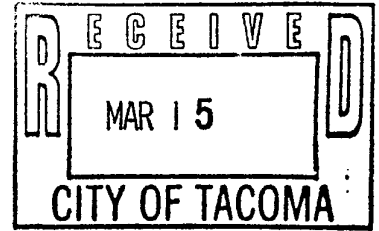
Pierce County

Department of Planning and Land Services

2401 South 35th Street
Tacoma, Washington 98409-7460
(253) 798-7200 • FAX (253) 798-3131

March 13, 2000

CHUCK KLEEBERG
Director



Mr. John O'Loughlin
City of Tacoma NRD Project Manager
747 Market Street Room 408
Tacoma, WA 98402-3769

RE: Swan Creek Restoration/Haire Wetland Enhancement, Wetland Application Numbers
280398 and 293207

Dear Mr. O'Loughlin:

We have now completed our review of the Swan Creek restoration and Haire wetland enhancement report and plans titled "Design of Swan Creek Stream and Wetland Enhancement" dated February 25, 2000, prepared by Pentec Environmental. This restoration plan is considered acceptable and is now approved.

In order to complete the wetland approval process and enter an approval "AP" for the wetland applications in Pierce County's DCIS computer system, please complete the following steps:

1. Sign and have notarized the enclosed Pierce County Planning and Land Services Wetland and/or Wetland Buffer Title Notice.
2. Record the following items (wetland approval package) at the Pierce County Assessor's Office located at the Pierce County Annex (the first page will be (a.), second page (b.), etc.):
 - a. signed and Notarized Wetland and/or Wetland Buffer Notice;
 - b. conditions of Wetland Approval (signed and dated original is enclosed);
 - c. Reduced site plans (4 sheets enclosed).
3. Once you record this wetland approval package, **return five copies of the recorded document with the recording number on it to my attention.** Be sure to take one extra copy of the wetland approval package with you to the Assessor's Office when you go to record the package, so that they can stamp the copy with the twelve digit recording number on it. The Assessor will only stamp one extra copy.


An "AP" will then be entered into the computer system and this will complete the wetland approval process.



Mr. John O'Loughlin
March 13, 2000
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If you have any questions on this process, please call me at (253)798-2758.

Sincerely,



Scott R. Sissons
Environmental Biologist

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Enclosures: a. Wetland and/or Wetland Buffer Notice
b. Signed and Dated Conditions of Wetland Approval
c. Reduced Site Plans

cc: Kathleen Larrabee, Resource Management Supervisor, Pierce County
Adonais Clark, Senior Planner, Pierce County
Larry Onorati, Development Engineer, Pierce County

**CONDITIONS OF WETLAND APPROVAL
FOR
SWAN CREEK RESTORATION/HAIRE WETLAND ENHANCEMENT
WETLAND APPLICATION NO(S). 293207 & 280398**

Project Description: To restore and enhance this 12-acre site, by excavating a portion of a previously filled wetland area to create a meandering stream channel and by the enhancement of riparian stream and wetland areas with native vegetation.

Parcel No.: 0320113002; 0320113077; 4715023980; 4715024031

Site Address: 2700 Pioneer Way East

Date of Issuance: *March 13, 2000*

Date All Construction Must Be Completed: *March 13, 2003*

The following conditions are based upon the site visits conducted by Pierce County Planning and Land Services Department staff, the wetland applications, and the documents entitled: "Wetland Determination and Delineation Report, Swan Creek/Haire Wetland Enhancement" dated June 1999, and "Swan Creek Stream Restoration Project Conceptual Plan" both prepared by the City of Tacoma, and "Design of Swan Creek Stream and Wetland Enhancement" Dated February 25, 2000, prepared by Pentac Environmental.

These conditions apply to the on-site wetland and undisturbed buffer. The wetland has been categorized as a Category I wetland. Category I wetlands normally have 100-foot buffers. However, a mitigation plan titled "Design of Swan Creek Stream and Wetland Enhancement" dated February 25, 2000, has been approved to allow for the restoration of Swan Creek and associated wetlands to provide for off channel salmonid habitat. Therefore, **disturbance to the wetland and buffer area is allowed per this approved plan.**

This wetland approval contains conditions, which have been placed on the site to allow for the construction of this restoration plan, within three years from the date of issuance. At the end of three years, any construction which was not completed, and any newly proposed construction must undergo additional wetland review. If none of the approved activities or construction occurs on the site in three years, the wetland approval will expire, but the site is still subject to all existing wetland regulations. Construction of any part of the proposal validates the wetland approval and requires that the conditions be met.

The issuance of this wetland approval does not constitute approval of this project by other departments or agencies with jurisdiction. The applicant must comply with all other applicable requirements of Pierce County Departments and other state and federal agencies with jurisdiction. Further development on this site may require additional environmental and wetland review.

Please be advised that Pierce County Planning and Land Services may suspend or revoke this approval if the applicant has not complied with any or all of the conditions or limitations set forth in the approval; has exceeded the scope of work set forth in the approval; or, has failed to undertake the project in the manner set forth in the approved application. In addition, the Department is charged with the enforcement of the wetland regulation, and is authorized to issue violation notices and administrative orders, levy fines, and/or institute legal actions in court.

WETLAND CONDITIONS:

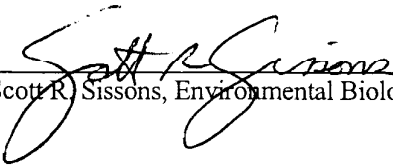
1. The following activities are regulated within a wetland, stream, and/or their buffers unless exempted by Section 18E.20.030 or as allowed pursuant to an **approved mitigation plan**:
 - a. Removing, excavating, disturbing, or dredging soil, sand, gravel, minerals, organic matter, or materials of any kind;
 - b. Dumping, discharging or filling;
 - c. Draining, flooding or disturbing the water level or water table. In addition, an activity which involves intentional draining, flooding or disturbing the water level or water table in a wetland or stream, in which the activity itself occurs outside the regulated area, shall be considered a regulated activity;
 - d. Driving piling or placing obstructions, including placement of utility lines;
 - e. Constructing, reconstructing, demolishing, or altering the size of any structure or infrastructure;
 - f. Altering the character of a regulated area by destroying or altering vegetation through clearing, harvesting, cutting, intentional burning, shading, or planting;
 - g. Activities which result in significant changes in water temperature or physical or chemical characteristics of wetland or stream water sources, including changes in quantity of water and pollutant levels;
 - h. Application of pesticides, fertilizers and/or other chemicals, unless demonstrated not to be harmful to the regulated area; and
 - i. The division or redivision of land.

THE FOLLOWING CONDITIONS APPLY, EXCEPT AS IS ALLOWED BY THE APPROVED RESTORATION PLAN.

2. All wetland and buffer areas currently existing on the site shall remain as undisturbed areas. There shall be no grading, clearing, or other kind of vegetation removal, filling, or construction of any kind within the undisturbed wetland and buffer areas, except as is allowed within the approved restoration plan.
3. A minimum building setback line of eight feet shall be established from the edge of the wetland buffer.
4. Storing or stockpiling of materials or soil is not allowed in the wetland or its buffer. All stockpiled soils shall be stabilized or protected to prevent soil loss.
5. All construction vehicles' fueling and staging areas shall be located outside of the wetland and buffer.
6. Burning of land clearing slash and other materials in the wetland or its buffer is prohibited.
7. Construction materials, land clearing debris, lawn clippings, and other garden debris shall not be placed in the wetland or its buffer.
8. Due to the sensitive nature of the wetland, application of pesticides, fertilizers, and/or other chemicals in the wetland and/or buffer is prohibited.
9. All appliances, tires, and other non-organic trash shall be removed from the wetland and its buffer. Items shall be disposed of at an approved solid waste handling facility.

10. All exotic, invasive, or undesirable vegetation, and all weeds listed on the State Noxious Weed List may be removed from the wetland and buffer by clipping, hand pulling, hand digging, or by an alternative plan, upon approval of Pierce County Planning and Land Services.
11. All down and dead woody material, including logs and fallen branches, shall be left in the wetland and its buffer to provide structure, habitat, and nutrients to the wetland system.
12. All snags (dead trees) and perch trees (trees with broken tops or limbs) shall be left in the wetland and its buffer, as they provide an important wildlife habitat component to the buffer and wetland. Danger trees shall only be cut or removed with the permission of Pierce County Planning and Land Services.
13. After completion of the restoration plan, a copy of the as-built shall be submitted to the Pierce County Environmental Biologist for Area 1.
14. Copies of the monitoring reports as scheduled in the approved restoration plan shall also be submitted to the Pierce County Environmental Biologist for Area 1.

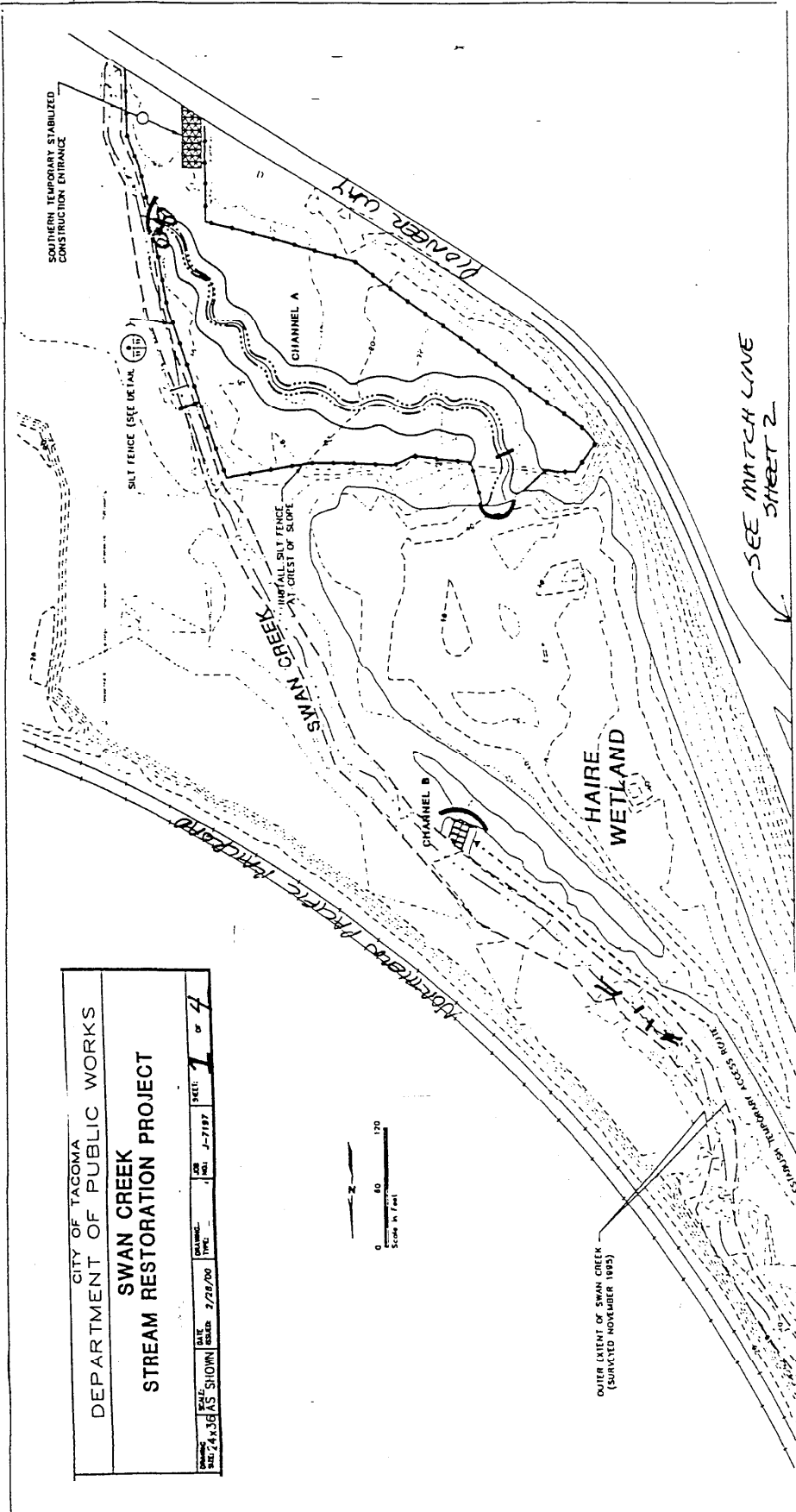
Reviewed and Approved by:

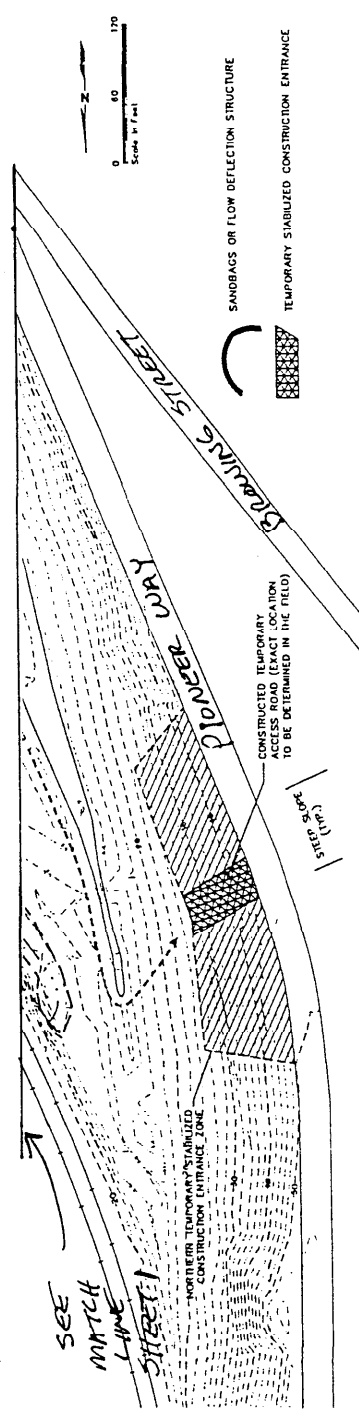


Scott R. Sissons, Environmental Biologist

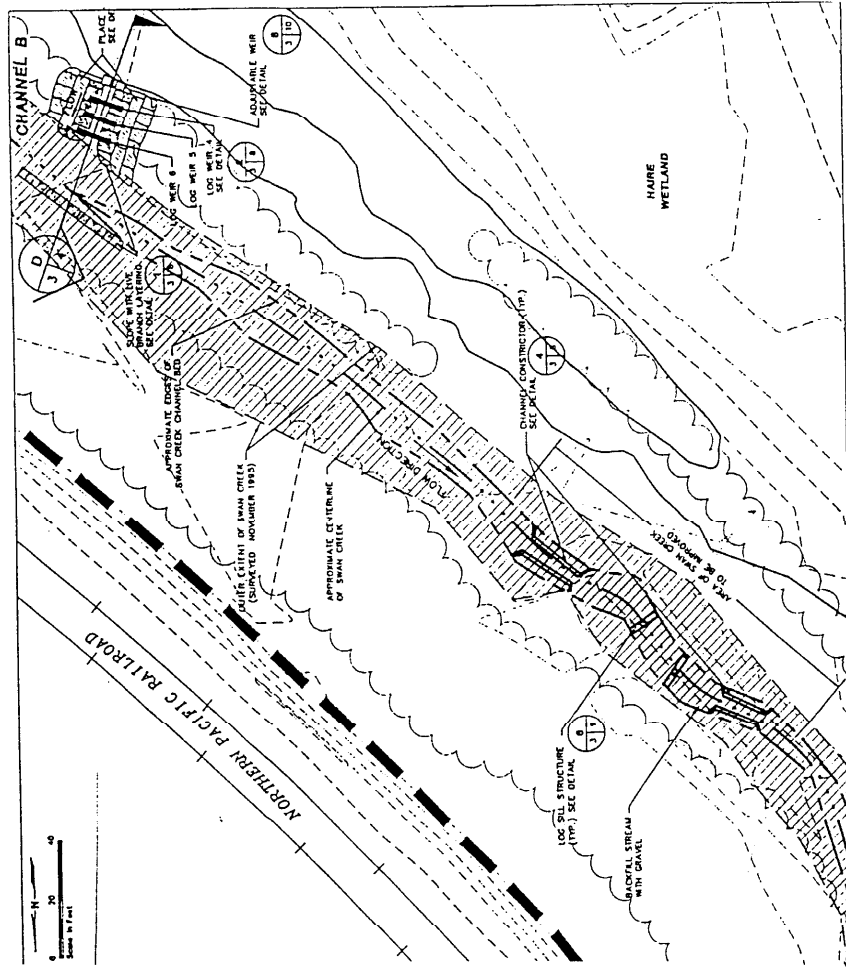
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CITY OF TACOMA		SHEET 1 OF 4	
DEPARTMENT OF PUBLIC WORKS			
SWAN CREEK			
STREAM RESTORATION PROJECT			
DATE	SCALE	DATE	SCALE
08/28/00	AS SHOWN	07/28/00	1" = 40'
DESIGNED BY	PROJECT NO.	DATE	SCALE
J. J. JENSEN	7-7197	08/28/00	1" = 40'



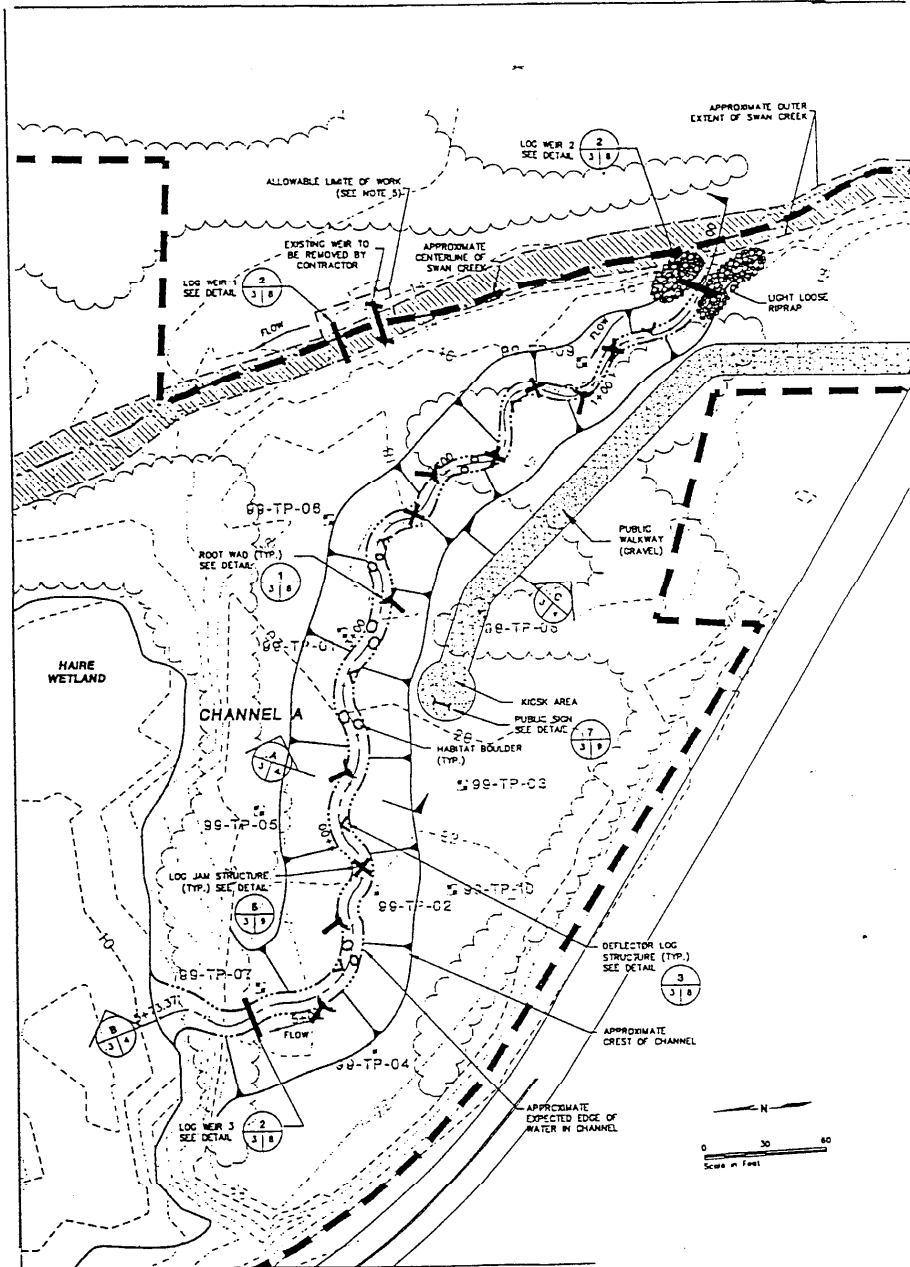


CITY OF TACOMA		DATE: J-21-87		SHEET: 2 OF 4	
DEPARTMENT OF PUBLIC WORKS		PROJECT NO. J-21-87			
SWAN CREEK		DATE: 7/28/80			
STREAM RESTORATION PROJECT		DRAWING NO. 24-36 AS SHOWN			



PLAN DETAIL: CHANNEL B AND SWAN CREEK IMPROVEMENTS

CITY OF TACOMA		DEPARTMENT OF PUBLIC WORKS	
SWAN CREEK STREAM RESTORATION PROJECT			
DATE 2/4/38	SCALE AS SHOWN	DATE 3/28/70	TYPE SPEC.
SHEET 2438		JOB NO. J-7197	SCALE 3 OF 4



PLAN DETAIL: CHANNEL A

CITY OF TACOMA					
DEPARTMENT OF PUBLIC WORKS					
SWAN CREEK					
STREAM RESTORATION PROJECT					
DRAWING NO: 24x38	SCALE: AS SHOWN	DATE ISSUED: 2/28/00	DRAWING TYPE:	JOB NO: J-7197	SHEET: 4 of 4