

## David Johanson

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**From:** John Zhang [zhangchinatrade@gmail.com]  
**Sent:** Friday, January 11, 2013 12:43 PM  
**To:** David Johanson  
**Subject:** rezoning ON NORTH BURIEN

Hi David,

How are you?

I am the owner of property 11806 des moines memorial Dr ,seattle,98168 north Burien ,I strongly support the zoning to RM-48 on this area,the property value is so low and depressed most owners, there are lots old houses almost run down and need investors or home owners pump more money into this area to renovate,but the property low value plagued owners ,Nobody want input money in low value houses, and the location is so close to seattle downtown,I deeply believe the rezoning will help attract more residents in this area,since this area annexed to Burien,the s downtown in Boulevard Park business seem move away ,we definitely need rezoning this area to attract new fund coming to help this neighborhood.

thank you!

JOHN

## David Johanson

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**From:** Chip Davis  
**Sent:** Thursday, January 17, 2013 7:37 AM  
**To:** David Johanson  
**Subject:** FW: Comprehensive Plan Amendments  
**Attachments:** CCF01172013\_00000.jpg

David,

Not sure but this looks like a comment relating to proposed amendments? Chip

Charles W. "Chip" Davis, AICP

Senior Planner

City of Burien

(206) 248-5501

[chipd@burienwa.gov](mailto:chipd@burienwa.gov)

[www.burienwa.gov](http://www.burienwa.gov)

---

**From:** Shahnaz Chahim [<mailto:heratjam@comcast.net>]  
**Sent:** Thursday, January 17, 2013 12:24 AM  
**To:** Chip Davis  
**Cc:** 'Shahnaz Chahim'  
**Subject:** Comprehensive Plan Amendments

Dear Mr. Davis,

I am writing to thank the City for giving us the opportunity to submit our concerns about the North Highline plan and I am happy to do so:

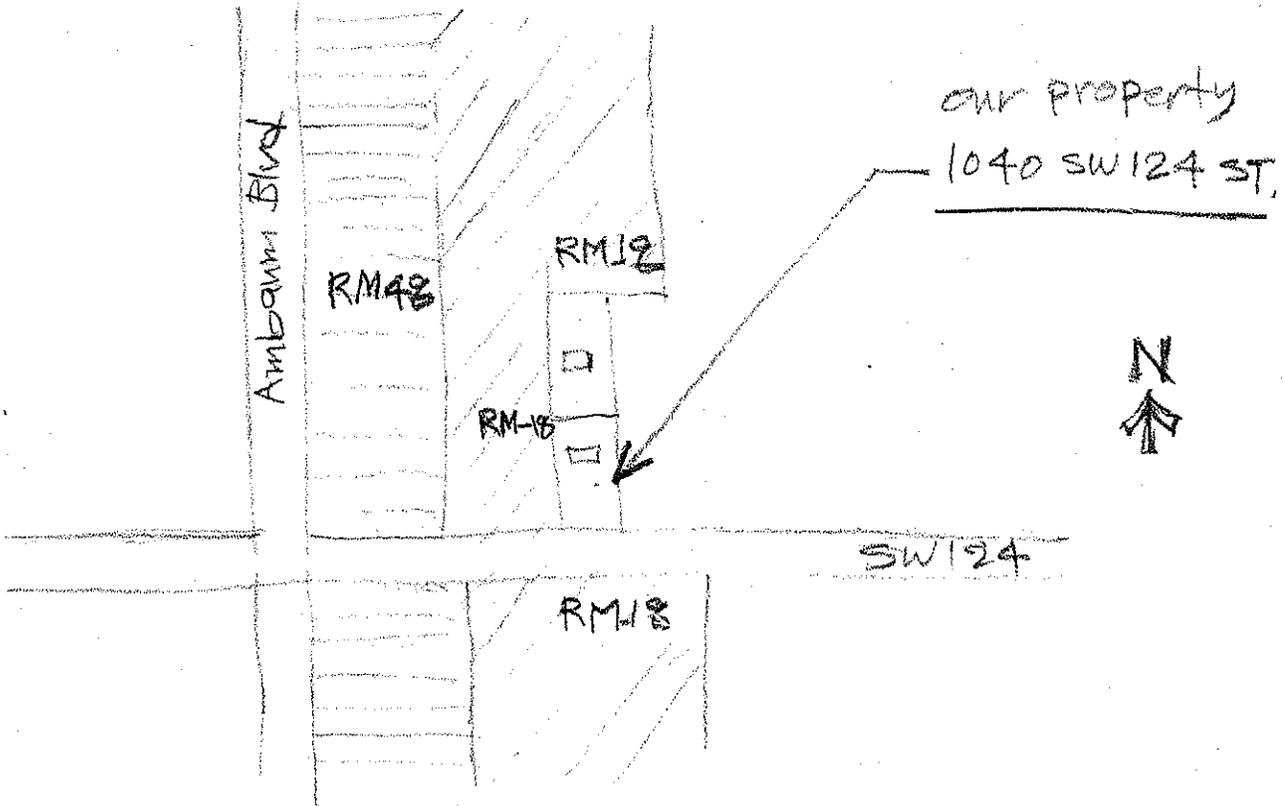
We purchased a townhome/duplex in 2009 and the agent said that the zoning is multifamily. The address for this property is **1040 SW 124<sup>th</sup> street**. I noticed that your plan shows that the property across from the street (SW 124) has RM-18 zoning and so is the property west of our property but our property as shown has single family zoning, please see attached.

Per this plan, my building is non-conforming to the zone and this will cause a lot of inconvenience and headache for us. Therefore, I request at this time that you are bringing amendments to please give us the zoning that the property across the street has, RM-18. As you know the Growth Management Act encourages density and also it is more consistent and harmonious if the zoning for the properties on both sides of the street are the same. We will really appreciate your time and your help in this. Please let me know if you have any question or if I should submit any further information or letter.

I look forward to hearing from you about my request.

Respectfully,

Shahnaz Chahim



our property  
1040 SW124 ST.

Not to SCALE

**From:** Bryon Hammock [<mailto:bryonh@rainiergolfcc.com>]  
**Sent:** Saturday, January 19, 2013 1:11 PM  
**To:** Chip Davis  
**Subject:** 2013 Zoning Proposal

Mr. Davis:

I am contacting you about the proposed zoning in the Boulevard Park Area.

The Rainier Golf and Country Club looks like it will have minimal impact but overall future value could be decreased through this proposal on outlining areas that seem to be driven by "rental dwellings" or the wish to have more development in this arena but the City. It is my duty to inquire about this zoning for the Club and can see both sides of the re-zoning proposal.

**Question:** Why is the City of Burien wishing to expand development in rental dwellings? There seems to be enough already and house many of the issues that law enforcement have to deal with instead of real issues in the community. Many of the surrounding rental properties have been sold within the last couple of years to new owners wishing to enhance the community but are still fighting the "low income" that brings down the Boulevard Park area.

The decreasing of the density to surrounding properties decreases the value.

**Question:** How is this beneficial to owners and neighbors now?

Thank you for your time,

C. Bryon Hammock, CCM  
General Manager  
Rainier Golf and Country Club  
[www.rainiergolfcc.com](http://www.rainiergolfcc.com)

RECEIVED

JAN 22 2013

CITY OF BURIEN

Neil and Marilyn Nyysela  
19615 1<sup>st</sup> Pl. S  
Normandy Park, WA 98166

To: City of Burien  
Department of Community Development  
400 SW 152<sup>nd</sup> St., Suite 300  
Burien, WA 98166

Attn: David Johanson

Re: Proposed Rezone, Tax Parcels 159160-0545, 159160-0554, 159160-0555, 159160-0556,  
159160-0558, 159160-0565, 159160-0567, and 159160-0568  
From CC-2 to RM-24

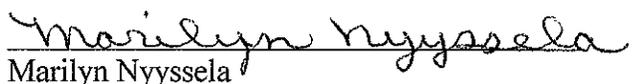
We object to the proposed re-zone on the above referenced properties and request that the present zoning be retained to mitigate the impact of your zoning changes on our property values.

Prior to annexation to the City of Burien, these properties were zoned CB-SO, or Community Business, Special Overlay. That zoning was applied when King County changed its zoning code in the 1990's and eliminated the CG, or General Commercial, zoning that had previously applied to our property. The CB zone did not allow many of the uses that had been allowed under the CG zone, including many uses that were already existing on our property and nearby properties. So the County applied the Special Overlay to allow most of the uses that had been allowed under the CG zoning. When Burien annexed the area we were assured that the City would not change the zoning in any way that could significantly affect the value of our property. We understood that the CC-2 was the closest zoning Burien had to the CB-SO zone. As it turned out, the CC-2 zone does not in fact allow all of the uses that were allowed in the CB-SO zone (for example, self storage is not allowed in the CC zone) but we felt helpless to do anything about it. The same feeling applied when we learned that the CC zone allows residential development at only half the density that had been allowed in the CB zone (24 units per acre in CC, compared to 48 units per acre in CB).

Nor does the proposed change fit with the existing use of our property (parcel 0558 has been in commercial use for 50 years), or the properties to the north of our property (which include mini-storage and other commercial uses).

Now you want to down zone our property again, to RM 24, which allows 24 units per acre, but allows non-residential uses only as part of a mixed use development, and no commercial uses. If these properties are re-zoned to RM-24 you will have taken away at least half of the development potential of these properties. We cannot object strongly enough to this attack on our property values. Please do not down zone our property again.

  
Neil Nyysela

  
Marilyn Nyysela

RECEIVED

JAN 22 2013

CITY OF BURIEN

Neil and Marilyn Nyyssela  
19615 1<sup>st</sup> Pl. S  
Normandy Park, WA 98166

To: City of Burien  
Department of Community Development  
400 SW 152<sup>nd</sup> St., Suite 300  
Burien, WA 98166

Attn: David Johanson

Re: Proposed Rezone, Tax Parcels 159160-0466, 159160-0467, 159160-0468 and 159160-0469  
From CC-2 to CN

We object to the proposed re-zone on the above referenced properties and request that the present zoning be retained to mitigate the impact of your zoning changes on our property values.

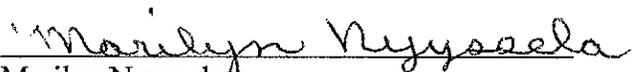
Prior to annexation to the City of Burien, these properties were zoned CB-SO, or Community Business, Special Overlay. That zoning was applied when King County changed its zoning code in 1990's and eliminated the CG, or General Commercial, zoning that had previously applied to our property. The CB zone did not allow many of the uses that had been allowed under the CG zone, including many uses that were already existing on our property and nearby properties. So the County applied the Special Overlay to allow most of the uses that had been allowed under the CG zoning.

When Burien annexed the area we were assured that the City would not change the zoning in any way that could significantly affect the value of our property. We understood that the CC-2 was the closest zoning Burien had to the CB-SO zone. As it turned out, the CC-2 zone does not in fact allow all of the uses that were allowed in the CB-SO zone (for example, self storage is not allowed in the CC zone) but we felt helpless to do anything about it. The same feeling applied when we learned that the CC zone allows residential development at only half the density that had been allowed in the CB zone (24 units per acre in CC, compared to 48 units per acre in CB).

Now you want to down zone our property again, to CN, which allows only 12 units per acre. If these properties are re-zoned to CN you will have taken away as much as 75% of the value of our land. We cannot object strongly enough to this attack on our property values.

Please do not down zone our property again.

  
\_\_\_\_\_  
Neil Nyyssela

  
\_\_\_\_\_  
Marilyn Nyyssela

# PACIFIC UNDERWRITERS



12611 DES MOINES MEMORIAL DRIVE  
P.O. Box 68787  
SEATTLE, WA 98168

ESTABLISHED 1941

TELEPHONE (206) 248-2254  
TOLL FREE (800) 562-5226  
FAX (206) 248-0130

January 15, 2013

Burien City Council  
400 SW 152<sup>nd</sup> St., Suite 300  
Burien, WA 98166-1911

Dear Council,

I am a property owner within the change zone and have worked here for 27 years. I spoke with David Johanson at length today regarding the property zoning changes proposed for our office building and the adjacent lot.

He did a great job explaining the changes and the goals for making the changes.

I wanted to write in support of the proposed changes and encourage the council to move forward with the plans.

This would benefit our community by providing a focused area of higher density and business use. It would benefit the businesses within the area and protect the surrounding residential areas from business encroachment.

Sincerely,

Randy Flem  
Pacific Underwriters  
12611 Des Moines Memorial Dr.  
Seattle, WA 98168

RECEIVED

JAN 22 2013

CITY OF BURIEN

Bradley R. Olschefski  
6947 Coal Creek Pkwy S.E. #257  
Newcastle WA 98059

RECEIVED  
JAN 22 2013  
CITY OF BURIEN

Department of Community Development  
City of Burien  
400 S.W. 152<sup>nd</sup> St. #300  
Burien WA 98166

Jan. 17, 2013

Re: parcel number 0985000175 rezone

Council Members,

Regarding the proposed rezone of the North Burien Area, I am the owner of a parcel in the proposed rezone area that is currently zoned RM-12. This property was purchased with the intent of building townhomes or a small apartment building on it. A rezone would negatively impact the property's value and preclude the construction of my planned project. The planned project would fit well in the location since it adjoins the golf course where at present there are several condominiums and numerous apartments. Many of the existing single family homes are quite old and in need of serious repair and or demolition. These properties would all benefit by the zoning being increased to RM-18 or RM-24 to make them attractive to those that will put them to a higher use. In fact the predominant zoning in the area at present is RM-18, RM-24 and RM-48. An apartment or townhomes on this parcel would also bring more property tax revenue to the city than 2 or 3 homes that would be permitted under the RS-7200 designation.

I vehemently oppose the proposed rezone for this area and would suggest a denser occupancy up to RM-18 to more fully address the requirement for more residential units in the area and to match the surrounding zoning.

  
Bradley R. Olschefski

**Carol Allread**

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**From:** Daryl Tapio [dtolympic@yahoo.com]  
**Sent:** Saturday, January 26, 2013 6:23 AM  
**To:** Mike Martin  
**Cc:** Burien  
**Subject:** N. Burien Comp Plan - Public Hearing Comments

Mike Martin,

I own two houses and several pieces of property in the North Burien area near Ambaum. After meeting with the planning staff and reviewing the proposed changes to the Comp Plan for the North Burien area, I am supportive of the changes. This is along a bus corridor with convenient access to many areas and is consistent with the proposed zoning changes.

Please forward my comments to the city council, planning commission and appropriate staff so they can be included in the Public Hearing scheduled for January 28, 2013.

Sincerely,

Daryl Tapio  
206-931-3998

## Susan Coles

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**From:** David Johanson  
**Sent:** Monday, January 28, 2013 9:37 AM  
**To:** Chip Davis; Susan Coles  
**Subject:** FW: Zoning Changes to Property PN 1591600566

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**From:** Chet Unune [crunune@hotmail.com]  
**Sent:** Monday, January 28, 2013 7:47 AM  
**To:** David Johanson  
**Subject:** Zoning Changes to Property PN 1591600566

Mr. David Johanson  
Interim Community Development Director

We Owners Chet & Asha C unune of property Parcel Number 1591600566 Current Zoning CC-2.  
We do not want zoning to be changed to RM-24 due to decrease in current value of the property.

We want to use property for commercial building purposes.

Thank you for considering our objection to proposed zoning changes.

01/27/2013

Chet R Unune  
Asha C unune.  
PH # 206-246-1442.  
Cell # 206-802-5149.

**Susan Coles**

---

**From:** Public Council Inbox  
**Sent:** Monday, January 28, 2013 4:13 PM  
**To:** Susan Coles; Chip Davis  
**Subject:** FW: Burien City Council

Carol Allread  
Executive Assistant, City Manager Office City of Burien  
(206) 248-5508 Office  
(206) 248-5539 Fax  
[carola@burienwa.gov](mailto:carola@burienwa.gov)

-----Original Message-----

**From:** Lisa McCarroll [<mailto:Lisa.McCarroll@AlaskaAir.com>]  
**Sent:** Monday, January 28, 2013 4:08 PM  
**To:** Public Council Inbox; Monica Lusk  
**Subject:** Burien City Council

To the Burien City Council;

I am requesting that you keep the language as proposed by Council member Edgar on 11/19/12 for Policy SE 1.3 (Special Planning Area 2/RDCC) on page 278/item 6 of the Jan. 28, 2013 council packet. The language he has submitted is consistent with the Environmental Impact Statement for the Comp Plan as well as the current draft SMP.

Sincerely,  
Lisa McCarroll  
Burien Resident

## Susan Coles

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**From:** Public Council Inbox  
**Sent:** Monday, January 28, 2013 3:08 PM  
**To:** Susan Coles; Chip Davis  
**Subject:** FW: Public Hearing on the Comp Plan

Carol Allread  
Executive Assistant, City Manager Office  
City of Burien  
(206) 248-5508 Office  
(206) 248-5539 Fax  
[carola@burienwa.gov](mailto:carola@burienwa.gov)

---

**From:** Lon hatling [<mailto:lhatling@gmail.com>]  
**Sent:** Monday, January 28, 2013 2:40 PM  
**To:** Monica Lusk  
**Cc:** Public Council Inbox  
**Subject:** Public Hearing on the Comp Plan

To whom it may concern,

**I am requesting that you keep the language as proposed by Council member Edgar on 11/19/12 for Policy SE 1.3 (Special Planning Area 2/RDCC) on page 278/item 6 of the Jan. 28, 2013 council packet. The language he has submitted is consistent with the Enviromental Impact Statement for the Comp Plan as well as the current draft SMP.** It allows only visual public access to the water to protect the water quality.

Sincerely, Lane Hatling

**Susan Coles**

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**From:** Public Council Inbox  
**Sent:** Monday, January 28, 2013 2:39 PM  
**To:** Susan Coles; Chip Davis  
**Subject:** FW: Public Hearing on the Comp Plan

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**From:** 3lk@comcast.net [mailto:3lk@comcast.net]  
**Sent:** Monday, January 28, 2013 2:33 PM  
**To:** Monica Lusk  
**Cc:** Public Council Inbox  
**Subject:** Public Hearing on the Comp Plan

To whom it may concern,

I am requesting that you keep the language as proposed by Council member Edgar on 11/19/12 for Policy SE 1.3 (Special Planning Area 2/RDCC) on page 278/item 6 of the Jan. 28, 2013 council packet. The language he has submitted is consistent with the Environmental Impact Statement for the Comp Plan as well as the current draft SMP. It allows only visual public access to the water to protect the water quality.

Sincerely, Lon Hatling

Susan Coles

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**From:** Public Council Inbox  
**Sent:** Monday, January 28, 2013 1:18 PM  
**To:** Susan Coles; Chip Davis  
**Subject:** FW: Request for Council action

Carol Allread  
Executive Assistant, City Manager Office  
City of Burien  
(206) 248-5508 Office  
(206) 248-5539 Fax  
[carola@burienwa.gov](mailto:carola@burienwa.gov)

---

**From:** Robbie Howell [<mailto:robbieh@windermere.com>]  
**Sent:** Monday, January 28, 2013 12:16 PM  
**To:** Public Council Inbox  
**Subject:** Request for Council action

**I am requesting that you keep the language as proposed by Council member Edgar on 11/19/12 for Policy SE 1.3 (Special Planning Area 2/RDCC) on page 278/item 6 of the Jan. 28, 2013 council packet. The language he has submitted is consistent with the Enviromental Impact Statement for the Comp Plan as well as the current draft SMP.** It allows only visual public access to the water to protect the water quality.

Sincerely,

Robert and Robbie Howell

**Susan Coles**

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**From:** Public Council Inbox  
**Sent:** Monday, January 28, 2013 1:10 PM  
**To:** Susan Coles; Chip Davis  
**Subject:** FW: [SPAM] Language Change for Policy SE 1.3

Carol Allread  
Executive Assistant, City Manager Office  
City of Burien  
(206) 248-5508 Office  
(206) 248-5539 Fax  
[carola@burienwa.gov](mailto:carola@burienwa.gov)

---

**From:** Joe Pfeifer, OD [<mailto:joepfeiferod@gmail.com>]  
**Sent:** Monday, January 28, 2013 12:00 PM  
**To:** Public Council Inbox  
**Subject:** [SPAM] Language Change for Policy SE 1.3

To the Burien City Council;

Please submit this email as comments for the Public Hearing on the Comp Plan  
**I am requesting that you keep the language as proposed by Council member Edgar on 11/19/12 for Policy SE 1.3 (Special Planning Area 2/RDCC) on page 278/item 6 of the Jan. 28, 2013 council packet. The language he has submitted is consistent with the Environmental Impact Statement for the Comp Plan as well as the current draft SMP.** It allows only visual public access to the water to protect the water quality.

Sincerely,

Joe Pfeifer and Cynthia Murrill

15435 11th Ave SW

Burien, WA 98166

--  
Joe Pfeifer, OD

*VISION SOURCE*

Administrator, Western Washington

[joepfeiferod@gmail.com](mailto:joepfeiferod@gmail.com)

w: 425.771.2662

m: 206.819.1310

h: 206.241.7227

f: 425.670.2333

## Susan Coles

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**From:** Public Council Inbox  
**Sent:** Monday, January 28, 2013 11:06 AM  
**To:** Susan Coles  
**Cc:** Chip Davis  
**Subject:** FW: Comments for the PUBLIC HEARING ON THE COMP PLAN

Carol Allread  
Executive Assistant, City Manager Office  
City of Burien  
(206) 248-5508 Office  
(206) 248-5539 Fax  
[carola@burienwa.gov](mailto:carola@burienwa.gov)

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**From:** marcy rivas [<mailto:tadpoltx@gmail.com>]  
**Sent:** Monday, January 28, 2013 12:20 AM  
**To:** Public Council Inbox  
**Subject:** Comments for the PUBLIC HEARING ON THE COMP PLAN

To the Burien City Council;

Please submit this email as comments for the Public Hearing on the Comp Plan

**I am requesting that you keep the language as proposed by Council member Edgar on 11/19/12 for Policy SE 1.3 (Special Planning Area 2/RDCC) on page 278/item 6 of the Jan. 28, 2013 council packet. The language he has submitted is consistent with the Enviromental Impact Statement for the Comp Plan as well as the current draft SMP.** It allows only visual public access to the water to protect the water quality.

Sincerely,  
Marcy Fogg Rivas  
Resident of Lake Burien since 1956

## Susan Coles

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**From:** Public Council Inbox  
**Sent:** Monday, January 28, 2013 11:05 AM  
**To:** Susan Coles  
**Cc:** Chip Davis  
**Subject:** FW: comp plan

Carol Allread  
Executive Assistant, City Manager Office  
City of Burien  
(206) 248-5508 Office  
(206) 248-5539 Fax  
[carola@burienwa.gov](mailto:carola@burienwa.gov)

---

**From:** D Wagner [<mailto:dwagner007@msn.com>]  
**Sent:** Sunday, January 27, 2013 11:02 AM  
**To:** Public Council Inbox  
**Cc:** Monica Lusk  
**Subject:** comp plan

January 27, 2013  
To the City Council;

This comment is for the Public Hearing on Jan. 28, 2013 regarding the Burien Comprehensive Plan.

I am requesting that the Environmental Impact Statement for the Comp Plan be followed in the policies relating to the land use for Planning Area 2/the Ruth Dykeman Children's Center. Policy SE 1.3-page 2-23- should clearly state that any proposed changes in use in the future to the area should ensure that: a. **physical** public access is prohibited to the water to protect water quality.

Sincerely,

Debi Wagner

## Susan Coles

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**From:** Public Council Inbox  
**Sent:** Monday, January 28, 2013 11:05 AM  
**To:** Susan Coles  
**Cc:** Chip Davis  
**Subject:** FW: Comment for the Public Hearing on Jan 28, 2013

Carol Allread  
Executive Assistant, City Manager Office  
City of Burien  
(206) 248-5508 Office  
(206) 248-5539 Fax  
[carola@burienwa.gov](mailto:carola@burienwa.gov)

---

**From:** Stan and Nancy Milkowski [<mailto:snoopyonlakeburien@comcast.net>]  
**Sent:** Sunday, January 27, 2013 11:06 AM  
**To:** Public Council Inbox; Monica Lusk  
**Subject:** Comment for the Public Hearing on Jan 28, 2013

To the City Council;

This is a comment for the Public Hearing on Jan. 28, 2013 regarding the Burien Comprehensive Plan. We are requesting that the Environmental Impact Statement for the Comp Plan be respected and reflected in the policies relating to the land use for Planning Area 2/the Ruth Dykeman Children's Center. Policy SE 1.3 should clearly stated that any proposed changes in use in the future to the area should ensure that: a. only visual public access be allowed to the water to protect water quality.

Sincerely,

Stan A. Milkowski, Sr.  
1431 SW 152<sup>nd</sup> Street  
Burien, WA

## Susan Coles

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**From:** Public Council Inbox  
**Sent:** Monday, January 28, 2013 1:17 PM  
**To:** Susan Coles; Chip Davis  
**Subject:** FW: From Nancy Milkowski a Comment for the Public Hearing on Jan 28, 2013

Carol Allread  
Executive Assistant, City Manager Office  
City of Burien  
(206) 248-5508 Office  
(206) 248-5539 Fax  
[carola@burienwa.gov](mailto:carola@burienwa.gov)

---

**From:** Stan and Nancy Milkowski [<mailto:snoopyonlakeburien@comcast.net>]  
**Sent:** Monday, January 28, 2013 12:11 PM  
**To:** Public Council Inbox; Monica Lusk  
**Subject:** From Nancy Milkowski a Comment for the Public Hearing on Jan 28, 2013

From Nancy Milkowski

To the City Council;

This is a comment for the Public Hearing on Jan. 28, 2013 regarding the Burien Comprehensive Plan. We are requesting that the Environmental Impact Statement for the Comp Plan be respected and reflected in the policies relating to the land use for Planning Area 2/the Ruth Dykeman Children's Center. Policy SE 1.3 should clearly stated that any proposed changes in use in the future to the area should ensure that: a. only visual public access be allowed to the water to protect water quality.

Sincerely,

Nancy Jane Milkowski  
1431 SW 152<sup>nd</sup> Street  
Burien, WA

City Council Burien <council@burienwa.gov>;

Monica Lusk <MONICAL@burienwa.gov>;

January 28, 2013

To the City Council;

I have been a resident of the Lake Burien Neighborhood for over 50 years and believe that I understand the topic of water quality for the lake very well.

This comment is for the Public Hearing on Jan. 28, 2013 regarding the Burien Comprehensive Plan. I am requesting that the Environmental Impact Statement for the Comp Plan be followed in the policies relating to the land use for Planning Area 2, the Ruth Dykeman Children's Center facility. Policy SE 1.3 on page 2-23 should clearly state that any proposed changes in use in the future to the area should ensure that: a. **physical** public access is prohibited to the water to protect water quality.

Sincerely,

*Tanya Engset*

**RECEIVED**

JAN 28 2013

**CITY OF BURIEN**

January 28, 2013

To the Burien City Council:

I have been a resident of the Lake Burien Neighborhood for nearly fifty years and believe that I well understand the topic of water quality of Lake Burien based on observation and scientific study.

This comment is for the Public Hearing on January 28th, 2013 regarding the Burien Comprehensive Plan. I am requesting that the Environmental Impact Statement for the Comprehensive Plan be followed in the policies relating to the land use for Planning Area 2, presently known as and occupied by the Ruth Dykeman Children's Center facility. Policy SE 1.3 on page 2-23 should clearly state that any proposed changes in use in the future to the area just listed should ensure that: a. **physical** public access is prohibited to the water to protect water quality.

Sincerely,

*Sandy Gledhill-Young*  
Sandy Gledhill-Young

RECEIVED

JAN 28 2013

CITY OF BURIEN

## Susan Coles

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**From:** Public Council Inbox  
**Sent:** Monday, January 28, 2013 11:06 AM  
**To:** Susan Coles  
**Cc:** Chip Davis  
**Subject:** FW: Language in comprehensive plan

Carol Allread  
Executive Assistant, City Manager Office  
City of Burien  
(206) 248-5508 Office  
(206) 248-5539 Fax  
[carola@burienwa.gov](mailto:carola@burienwa.gov)

---

**From:** [poitrasjohn@comcast.net](mailto:poitrasjohn@comcast.net) [mailto:[poitrasjohn@comcast.net](mailto:poitrasjohn@comcast.net)]  
**Sent:** Monday, January 28, 2013 5:57 AM  
**To:** Monica Lusk  
**Cc:** Public Council Inbox  
**Subject:** Language in comprehensive plan

To the Burien City Council;

Please enter this email as comments for the Public Hearing on the Comp Plan on Jan. 28, 2013.

**I am requesting that you keep the language as proposed by Council member Edgar on 11/19/12 for Policy SE 1.3 on page 278/item 6 of the Jan. 28, 2013 council packet.**

The staff comments are unsupported by DOE and the DOE does not decide what we can have in our Comprehensive Plan.

Furthermore the staff has repeatedly made errors and misquoted DOE on numerous issues relating to what is required in the SMP. They have also made errors in claiming that a Draft SMP drives a standing Comp Plan. The current Environmental Impact Statement(EIS) states that should the land use change for Special Planning Area 2 , only visual access and passive recreation should be allowed to this area and the water- to protect water quality.

Sincerely,

John and Linda Poitras

Burien 98166  
206-246-3405

## Susan Coles

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**From:** Monica Lusk  
**Sent:** Monday, January 28, 2013 3:08 PM  
**To:** Susan Coles  
**Cc:** Carol Allread  
**Subject:** FW: Comments to the City Council

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**From:** [bldg.design@juno.com](mailto:bldg.design@juno.com) [<mailto:bldg.design@juno.com>]  
**Sent:** Monday, January 28, 2013 2:37 PM  
**To:** Monica Lusk  
**Subject:** Fw: Comments to the City Council

From: "[dagwoodandblondie@juno.com](mailto:dagwoodandblondie@juno.com)" <[dagwoodandblondie@juno.com](mailto:dagwoodandblondie@juno.com)>  
To: [MONICAL@burienwa.gov](mailto:MONICAL@burienwa.gov)  
Cc: [bldg.design@juno.com](mailto:bldg.design@juno.com)  
Subject: Comments to the City Council  
Date: Mon, 28 Jan 2013 18:06:16 GMT

To the members of the Burien City Council:

I have an idea that poses an alternative to violating state and local environmental laws and standing SMP wording as pertains to public access to Lake Burien.

Let's develop a first class park at Arbor Lake Park in north Burien. It could be a lakefront park that stretches all the way to 1st Avenue South. A kind of park for all the people that has great views, picnic access, sprawling lawns, sport fields and nature viewing (kind of like Steel Lake Park in Fed. Way). Shall we enhance what we already have and promote it as a great park for all of Burien? It could be a kind of jewel in the park system that all of Burien could be proud of and enjoy for all time. We already have a stunning waterfront park in Seahurst Beach. Let's enhance Arbor Lake Park and promote it in a big way!

Respectfully submitted,  
Durwood Smith

To the City Council:

**I am requesting that you keep the language as proposed by Council member Edgar on 11/19/12 for Policy SE 1.3 (Special Planning Area 2/RDCC) on page 278/item 6 of the Jan. 28, 2013 council packet. The language he has submitted is consistent with the Environmental Impact Statement for the Comp Plan as well as the current draft SMP.** It allows only visual public access to the water to protect the water quality.

Sincerely,

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## Woman is 53 But Looks 25

Mom reveals 1 simple wrinkle trick that has angered doctors...

[ConsumerLifestyleMag.com](http://ConsumerLifestyleMag.com)

**Carol Allread**

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**From:** Public Council Inbox  
**Sent:** Wednesday, January 23, 2013 4:02 PM  
**To:** 'Linda Plein'  
**Subject:** RE: comment for the public hearing on the Comp Plan

Dear Ms. Plein,

Thank you for writing to the City Council to express your concerns. Your email will be included in a future Council agenda packet as Correspondence for the Record.

Sincerely,

Carol Allread  
Executive Assistant, City Manager Office  
City of Burien  
(206) 248-5508 Office  
(206) 248-5539 Fax  
[carola@burienwa.gov](mailto:carola@burienwa.gov)

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**From:** Linda Plein [<mailto:lindaplein@comcast.net>]  
**Sent:** Tuesday, January 22, 2013 10:52 PM  
**To:** Public Council Inbox  
**Cc:** Monica Lusk  
**Subject:** comment for the public hearing on the Comp Plan

City Council Burien <[council@burienwa.gov](mailto:council@burienwa.gov)>  
Monica Lusk <[MONICAL@burienwa.gov](mailto:MONICAL@burienwa.gov)>

To Monica Lusk/City Clerk;

I am requesting that the attached email be sent to the City Council members and be put in the packet for the Jan.28, 2013 as part of the Public Hearing comments on the Comprehensive Plan.

Thank You,  
Linda Plein  
1600 SW 156th St  
Burien, WA 98166

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To the Burien City Council regarding the Comp Plan hearing;

Since 1996, the draft Burien Comp Plan as well as the finalized Comp Plan contained an Environmental Impact Statement(EIS) that stated that the land use around Lake Burien should be kept low density and that the property known as the Ruth Dykeman Childrens Center (should the land use or zoning be changed) only allow passive recreation with visual public access to the public for the protection of water quality. This was and continues to be part of the current EIS for the Burien Comp Plan in Chapter 5 of the plan.

CFTR: 1/28/13

cc: David Johanson, interim  
Community Development Director

Now the city staff is seeking to change the language for the land use of the Ruth Dykeman Childrens Center by ignoring the language of the EIS. This should not be allowed.

At first the public was told by the Burien staff that the Department of Ecology(DOE) was demanding this wording change. However after speaking with the DOE, DOE stated that they had no control what over the Burien Comp Plan contained. DOE could make no demands about Comp Plans. Cities can determine what they want in their Comp Plans as long as it complies with the Growth Management Act.

Next citizens were told by staff that it was required to pass the Shoreline Master Plan(SMP). Upon checking with DOE, DOE stated that it was not a requirement of DOE. Therefore I am requesting that Burien maintain the current language in the Comp Plan regarding the Ruth Dykeman property for the protection of water quality.

Sincerely,  
Linda Plein

## Carol Allread

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**From:** Public Council Inbox  
**Sent:** Wednesday, January 23, 2013 4:03 PM  
**To:** 'Chestine Edgar'  
**Subject:** RE: citizen comments for the hearing on the Comp Plan-Jan. 28, 2013

Dear Ms. Edgar,

Thank you for writing to the City Council to express your concerns. Your email will be included in a future Council agenda packet as Correspondence for the Record.

Sincerely,

Carol Allread  
Executive Assistant, City Manager Office  
City of Burien  
(206) 248-5508 Office  
(206) 248-5539 Fax  
[carola@burienwa.gov](mailto:carola@burienwa.gov)

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**From:** Chestine Edgar [[mailto:c\\_edgar2@yahoo.com](mailto:c_edgar2@yahoo.com)]  
**Sent:** Wednesday, January 23, 2013 4:54 AM  
**To:** Monica Lusk; Public Council Inbox  
**Subject:** citizen comments for the hearing on the Comp Plan-Jan. 28, 2013

Hello Monica,

I am requesting that this email statement be forwarded to the Council members, be put in the next Council packet and be considered as written testimony for the hearing on the Comp Plan.

Thank You,  
C.Edgar

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January 23, 2013  
To the Burien City Council;

I am requesting that the language in the Comp Plan be revised and written to reflect the wording of the EIS in Chapter 5 for Special Planning Area 2 including the existing Ruth Dykeman Children's Center (RDCC) facilities on Lake Burien for Pol.SE 1.3a. on page 2-23 of the current existing Comp Plan.

The Burien Comp Plan has an Environmental Impact Statement(EIS) on page 5-32, that states that the land use around Lake Burien should be low density and that public access from the RDCC should be limited to only visual public access and passive recreation. Therefore to change Pol. SE 1.3 on page 2-23, as is being proposed, violates the EIS.

The Shoreline Master Plan does not over rule the Comp Plan nor the current EIS that prescribes how land use should be handled for Special Planning Area 2. In discussing this with the Department of Ecology(DOE), the DOE has stated that it does not dictate what is put into Comp Plans for cities or counties. Furthermore, the current EIS that is associated with the Burien Comp Plan is not in any violation of DOE rules. Arguments that have been advanced by the Burien City Staff that state this policy of the Comp Plan must be changed to the wording they have submitted are without merit.

I recommend that in **Pol. SE 1.3 a.** the wording regarding Special Planning Area 2 be revised to read- **Physical public access to the water is prohibited to protect water quality; and....**

Sincerely,

CFTR: 1/28/13

cc: David Johanson, Interim  
Community Development Director



## Susan Coles

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**From:** Public Council Inbox  
**Sent:** Monday, January 28, 2013 2:39 PM  
**To:** Susan Coles  
**Cc:** Chip Davis  
**Subject:** FW: Comprehensive Plan Review - Jan 28th Public Hearing

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**From:** Cyndi Upthegrove [<mailto:cyndiu@comcast.net>]  
**Sent:** Monday, January 28, 2013 2:12 PM  
**To:** Public Council Inbox  
**Subject:** Re: Comprehensive Plan Review - Jan 28th Public Hearing

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**From:** Public Council Inbox <[council@burienwa.gov](mailto:council@burienwa.gov)>  
**Date:** Mon, 28 Jan 2013 11:50:00 -0800  
**To:** Cyndi Upthegrove <[cyndiu@comcast.net](mailto:cyndiu@comcast.net)>  
**Subject:** RE: Comprehensive Plan Review - Jan 28th Public Hearing

Hello,

We are unable to accept correspondence that does not identify the originator with a signature or typed name. If you would like your correspondence to be included in the Public Comments for the hearing this evening, please re-send it to the Public Council Inbox with your name typed at the bottom.

Sincerely,

Carol Allread  
Executive Assistant, City Manager Office  
City of Burien  
(206) 248-5508 Office  
(206) 248-5539 Fax  
[carola@burienwa.gov](mailto:carola@burienwa.gov)

---

**From:** Cyndi Upthegrove [<mailto:cyndiu@comcast.net>]  
**Sent:** Sunday, January 27, 2013 8:35 PM  
**To:** Public Council Inbox  
**Cc:** Monica Lusk  
**Subject:** Comprehensive Plan Review - Jan 28th Public Hearing

**To:** Burien City Council Members  
**From:** John Upthegrove, Planning Commission Member

**Subject:** Comprehensive Plan language regarding Special Planning Area 2 – Dykeman Center

Existing language states that if the Dykeman Center changes hands there will be "no public access to Lake Burien." This language was placed in the Comprehensive Plan in 1997 to protect the wetlands in front of the Ruth Dykeman Center.

Question: Why is the staff attempting to remove this language?

Answer: Mr. Johanson is of the opinion that the language of the Comprehensive Plan is now inconsistent with the language of our new SMP. Interestingly, in 2010, prior to becoming a Planning Commission member, I wrote a letter to the Planning Commission recommending this Comprehensive Plan language be included in our SMP. This was rejected by Mr. Goldberg, who claimed the language was inconsistent with the Shoreline Management Act according to the DOE. This is simply not the case, as I have confirmed the DOE has no jurisdiction over a Comprehensive Plan.

Regarding the word "inconsistency:" The Comprehensive Plan contains an Environmental Impact Statement. This statement specifically addresses the shoreline of the Dykeman Center. If, as staff recommends, we remove the words "public access" from our Comprehensive Plan, we now make the language of our Comprehensive Plan inconsistent with the Environmental Impact Statement. It is more important that the Comprehensive Plan language be consistent with itself than with the SMP.

There is a solution to this. The SMP addresses two types of public access; "physical" access and "view" access. If the word "physical" was placed in front of public access in the Comprehensive Plan, it would become consistent with the Environmental Impact Statement and with the Shoreline Master Plan because it would not prohibit public access. This should satisfy Mr. Johanson's concerns.

John Upthegrove  
Planning Commissioner

## Susan Coles

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**From:** David Johanson  
**Sent:** Tuesday, January 29, 2013 9:46 AM  
**To:** Chip Davis; Susan Coles  
**Subject:** FW: Zoning to RM-48

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**From:** Judy Xie [judyxie6@gmail.com]  
**Sent:** Monday, January 28, 2013 3:44 PM  
**To:** David Johanson  
**Subject:** Zoning to RM-48

Dear David,

Good Afternoon?

Thank you for you working with us and this community!

I am the owner of property 11804 Des Monies Memorial Dr ,Seattle,98168 Burien ,I strongly support the zoning change from R24 to RM-48 on this area, the area is very close to Downtown Seattle, rezoning this area will be attracted new fund coming to help this neighborhood. Most the property is old, I hope it can bring more new residents and new business in our community, it is also going to bring more tax to server our community as well.

Sincerely

Judy Xie

**Carol Allread**

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**From:** Public Council Inbox  
**Sent:** Wednesday, January 30, 2013 8:41 AM  
**To:** 'krsh@comcast.net'  
**Subject:** RE: comments for the Public Hearing on the Comp Plan

Dear Ms. Hatling,

Thank you for writing to the City Council to express your concerns. Your email will be included in a future Council agenda packet as Correspondence for the Record.

Sincerely,

Carol Allread  
Executive Assistant, City Manager Office  
City of Burien  
(206) 248-5508 Office  
(206) 248-5539 Fax  
[carola@burienwa.gov](mailto:carola@burienwa.gov)

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**From:** [krsh@comcast.net](mailto:krsh@comcast.net) [<mailto:krsh@comcast.net>]  
**Sent:** Tuesday, January 29, 2013 1:25 PM  
**To:** Monica Lusk; Public Council Inbox  
**Subject:** comments for the Public Hearing on the Comp Plan

Monica Lusk <[MONICAL@burienwa.gov](mailto:MONICAL@burienwa.gov)>

City Council Burien <[council@burienwa.gov](mailto:council@burienwa.gov)>

To the Burien City Council;

**I am requesting that you keep the language as proposed by Council member Edgar on 11/19/12 for Policy SE 1.3 (Special Planning Area 2/RDCC) on page 278/item 6 of the Jan. 28, 2013 council packet. The language he has submitted is consistent with the Enviromental Impact Statement for the Comp Plan as well as the current draft SMP.** It allows only visual public access to the water to protect the water quality.

Sincerely,

Kimberly Hatling

CFTR 02/04/13

cc: David Johanson, Interim Community Development Director

City of Burien, WA City Council  
Monday January 28, 2013

Ladies and gentlemen of the Council,

My name is Fred Brown I reside at 22903 68<sup>th</sup> Ave W; Mountlake Terrace, WA 98043 I am here representing Ms. Winnie Lyons who owns, resides and operates a State Licensed, Adult Family Home on and in the property located at 13205 12th Ave SW Burien, WA 98146. Ms. Lyons has owned the property since 2004 and since purchasing has always had an interest in subdividing the property. She contacted me recently and asked me to investigate the possibility of adding an addition to the existing residence and the possibility of subdividing the property.

The current property zoning by the Zoning Map is RS 12,000 and would not allow the property to be subdivided. It is my opinion that the property's current zoning of RS 12,000 is inconsistent with and does not implement the City's Comprehensive Plan. The property should be allowed to be subdivided.

I first looked into the possibility of subdivision and found:

- The city of Burien Comprehensive Plan Map LU-1, referred to as LU-1 but never published in any version of the Comprehensive Plan, showed the property as being zoned "Low Density Residential Neighborhood".
- The city of Burien Zoning Map showed the property as being zoned Residential-Single Family 12,000.
- The Comprehensive Plan Chapter 2.0 Plan Policies in the Introduction states;

*"Collectively these policies emphasize a pattern of development that reinforces Burien's small town character and supports the character of existing neighborhoods as seen in Figure 2-LU2. In our neighborhoods, development will be designed to retain the neighborhood's character, as that character is defined by each neighborhood under its Neighborhood Plan. Potential residential densities may also be restricted in areas with environmental constraints (such as aquifer recharge areas, landslide hazard areas, seismic hazard areas, wetlands, stream buffers, shorelines and flood hazard areas) or inadequate infrastructure, including inadequate levels of service for public services (Figure 2-EV1)."*

*"The Comprehensive Plan goals and policies set forth in this chapter reflect the long-term objectives described during the community visioning process and Planning Commission meetings over the past several years. These policy statements along with the land use map will become the foundation for Burien's specific guidelines for how to conduct business, make zoning decisions, create annual and long-term budgets, and prioritize city functions over the next twenty years."*

Figure 2-LU2 – Planned Land Use Intensity map, referenced above, shows, in its Key titled Land Use Planning Areas, the property to be within an area designated as "Medium" residential intensity. (RS 7,200)

Pol. RE 1.6 The *Moderate Density Residential Neighborhood* land use category will provide primarily single family residential uses in neighborhoods suitable for this type of development, where community improvements and facilities that are normally necessary for development can be provided. Development within this designation includes existing neighborhoods that have been platted at an average of five to six units per acre.

***Allowed Uses and Description:*** The *Moderate Density Residential Neighborhood* designation allows for single family residential uses, their accessory uses and public and semi-public uses. The maximum residential density shall not exceed six units per net acre. (7260 S.F.)

Pol. LU 1.3 The general character of existing and future development and capital facility improvements shall correspond to the areas depicted on Map LU-2.

***Discussion:*** Figure 2 LU-2 depicts the areas generally designated as high, medium, and low (steep slopes) densities. Policies in the land use, transportation and capital facilities elements contain standards for development and improvements in these areas. (Amended, Ord. 445, 2005)

The current zoning map as well as the current version of the land use map (LU-1) show the property as RS 12,000.

It is clear that the current published Comprehensive Plan and the current implementing Development Regulations (LU-1 and Zoning Map) are inconsistent with each other with respect to the area known as Northwest Burien and more specifically the areas west of Ambaum Blvd. and 12<sup>th</sup> Ave and east of Salmon Creek and Seahurst Parks.

The planning commission and staff have proposed language to resolve this conflict. This proposed language is proposed to be added to the Comprehensive Plan "Chapter 2.0 Plan Policies" "Introduction" and is as follows;

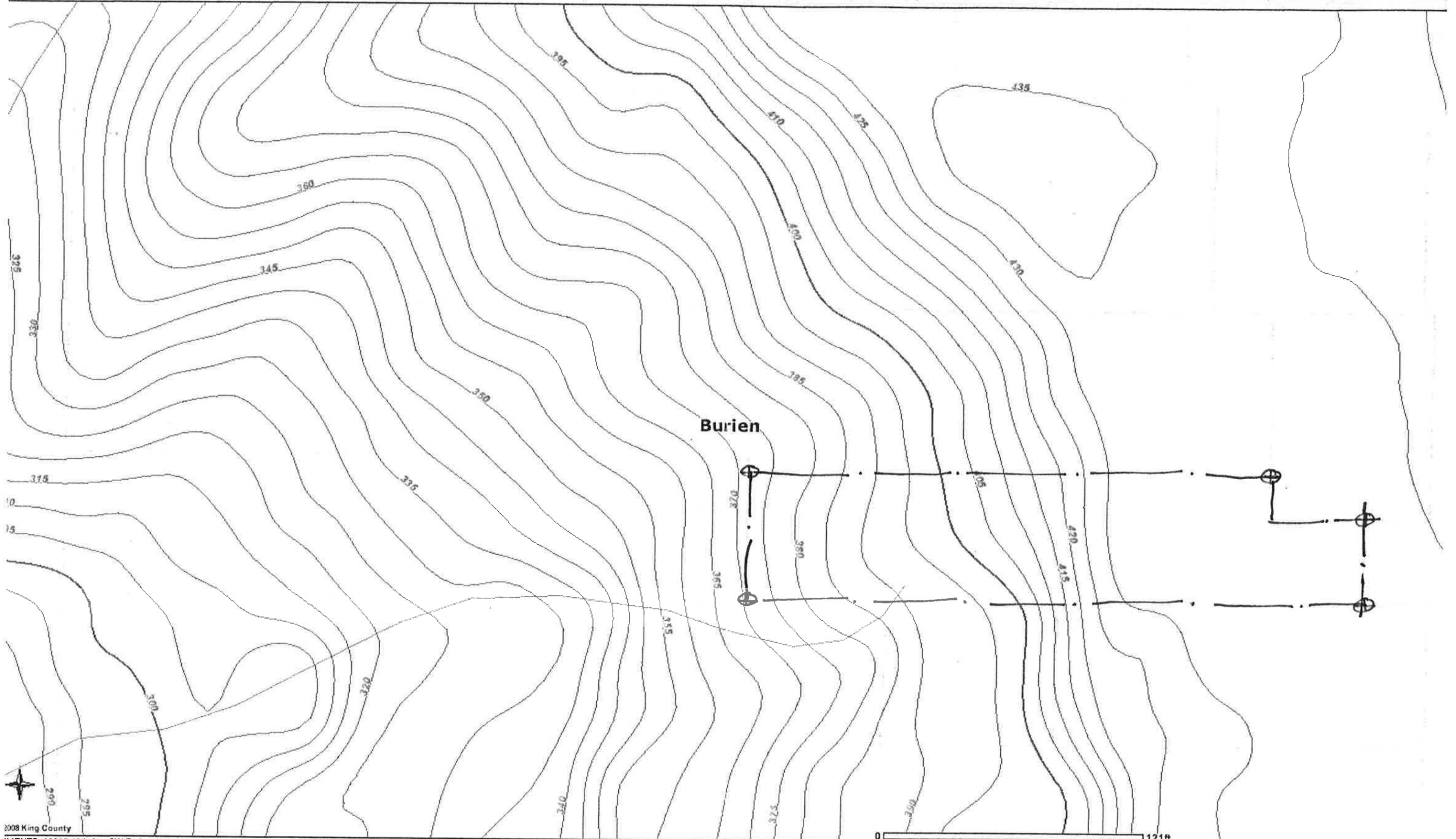
*This element [Land Use] of the Comprehensive Plan contains land use designation criteria that are to be used to evaluate proposed changes to the land use designation map (Comprehensive Plan Map LU-1). The City recognizes the existing land use pattern as identified on the map. The land use designation criteria are to be applied in the consideration of future map amendments.*

I disagree with this assessment and the proposed language and would respectively submit alternate language. Change to the Current Land Use Map LU-1 to reflect the following overlay to be placed on the area east of the two parks and west of Ambaum and 12<sup>th</sup> that stipulates; subdivision of this area subject to development standards consistent with RS 7200 if approved by the director after preliminary plat review shows compliance with BMC Section 19.40 Critical Areas.

This puts the protection and development control of the area where it should be.

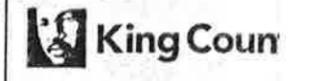
Thank You

# Winnie Lyons Property

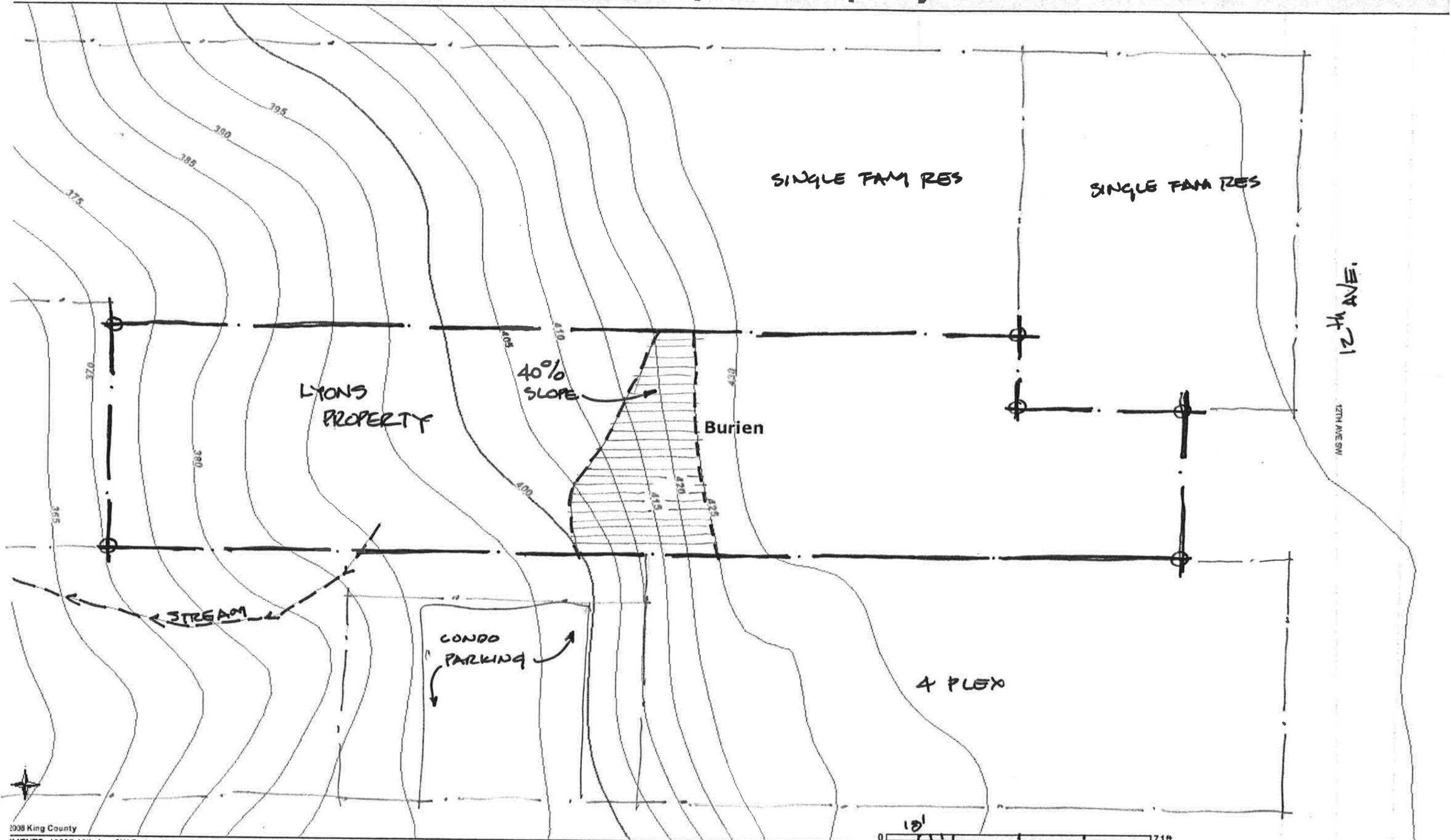


©2008 King County  
ELEMENTS: 13205 12th Ave SW Burien, WA 98148

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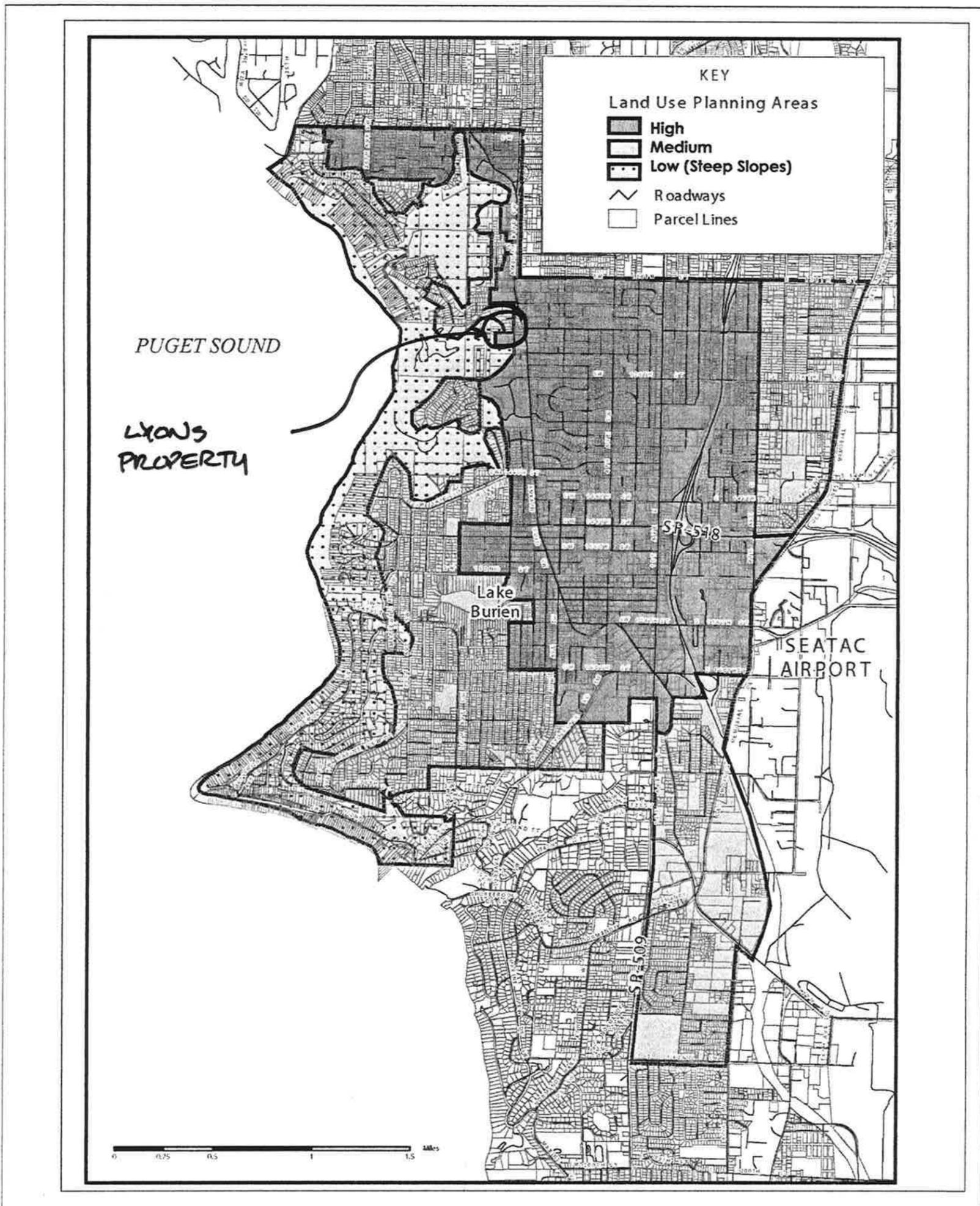


# Winnie Lyons Property



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INSTRUMENTS: 13205 12th Ave SW Burien, WA 98148

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**Figure 2LU-2 - Planned Land Use Intensity**

November 2003



Source: King County GIS 2003  
 p/1e066.01 Burien Crit\_Comp/Graphics/FinalPDFs/Figure2LU2.pdf