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MEMORANDUM

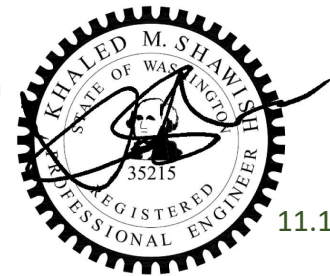
DATE: November 16, 2023

TO: Ian Faulds
VIA Email: ifaulds@ldccorp.com

Daniel Wick
VIA Email: dan@hvhinc.com

FROM: Khaled M. Shawish, PE
Katelyn Brower, GIT

RE: Geotechnical Review and Comment Response Memorandum
Creekside Village Residential Development
7811 and 7715 – 40th Street NE, 7808 – 44th Street NE
Marysville, Washington
Parcel Nos: 29050200100400, -300, and -200
NGA File No. 1394722



11.16.2023

INTRODUCTION

This memo presents our response to review comments regarding the proposed **Creekside Village** residential development project located at **7811 and 715 – 40th Street NE, and 7808 – 44th Street NE in Marysville Washington**. We prepared a geotechnical engineering evaluation for this project dated October 5, 2022.

We have been provided with a grading plan titled 'Creekside' dated September 6, 2023, and prepared by LDC Surveying, Planning, and Engineering. Below we summarize our brief review of the project plans.

PLAN REVIEW

The residential development proposed consists of a 49-lot short plat. Several stormwater detention facilities are proposed to handle stormwater throughout the development, and large wetland tracts exist on the west, east, and southeast of the subject site. The eastern wetland is connected to a stream that runs north-south through the property.

Several retaining walls are proposed on the site to retain some of the proposed lots due to the undulating topography on the site, the tallest of these walls is proposed along Lots 21 through 25, which tapers and reaches up to 8-feet in height, and is proposed to retain the lots on the east side of the development above the wetland and associated creek.

In the following section, we summarize the geotechnical concerns raised, followed by our response.

SNOHOMISH COUNTY REVIEW COMMENTS AND OUR RESPONSES

Drainage/Grading/Geohazard Review Comment 1:

There was one additional comment below requesting a short letter stating walls specifically along Lots 21-25: "Additionally, please provide documentation from your qualified scientific specialist that the placement of walls on this project directly adjacent to the buffers will not have a negative impact on the hydrology of the critical areas and associated buffers."

RESPONSE 1: We understand there is a concern that placement of the walls and associated drains may have the potential to de-water the wetland/creek area. We reached out to LDC regarding more information regarding the wall drains, and requested a cross section of the proposed wall. Based on our review of the grading plans showing the contour lines of the slope onsite tapering to the wetland, as well as review of the cross-section, it appears the elevation of the base of the wall (and therefore the drainage zone) will still be above the elevation of the wetland and OHW of the creek by several feet, as the slope at the base of the proposed wall will continue down to the wetland to the east. Therefore, the placement of the wall drain will be above the wetland's OHW, and it is our opinion that the placement of the wall will not dewater the wetland or affect its hydrology.

CLOSURE

We trust this memorandum should satisfy your needs at this time. Please contact us if you have any questions or require additional services.

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