**From:** Downes, Scott G (DFW)
**To:** Karen Hodges; Dusty Pilkington
**Cc:** Michael Flory; Mark Cook; Renfrow, Brent D (DFW)
**Subject:** RE: SX-17-00001 Shaffer
**Date:** Monday, February 06, 2017 11:27:23 AM
**Attachments:** Gold Creek Jim Miller Cabin.pdf

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Karen,
Thanks for the reply. Attached is a slideshow series put together of maps and a few photos from our November visit to the site. Hopefully that will help in place of a site visit (for now, until snow clears). Feel free to share these with anybody that needs them and am happy to sit down and chat on these. We do have LiDar for this area, shown on the screen shots, which does greatly help to determine the story here. Mitch Long with KCT is also looking at his instream project here and has done extensive modeling of flows and groundwater and we could pull that in if needed, including I'm sure Mitch would be happy to join a meeting if that is helpful to county folks.

As shown in the slides, the cabin property is directly adjacent to an old side channel of Gold Creek that is only "mostly dry" right now because there is a dike upstream blocking the path of water from Heli's Pond back into main channel Gold Creek. If that dike were to break (and will at some point without continued maintenance-it is mostly alluvial gravel, small stuff) then the cabin property would have an active flowing channel next to his property. If he rebuilds his cabin, it should be done in a way to expect some future channel flows near his property and in a way as to not expect to alter the side channel with bank protection in the future.

Scott

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**From:** Karen Hodges [mailto:karen.hodges@co.kittitas.wa.us]
**Sent:** Monday, February 06, 2017 9:35 AM
**To:** Downes, Scott G (DFW); Dusty Pilkington
**Cc:** Michael Flory; Mark Cook
**Subject:** RE: SX-17-00001 Shaffer

Scott and Dusty,

Please ensure that my office is in the loop on this project.
I am at a slight disadvantage here because I was not included in the field visit last fall.
I would like to talk with you both about this property.

As you know, the FEMA Regulatory Floodplain maps are being updated at this time, but are not yet approved for updated regulatory use.
However, if the side channel is receiving water, that needs to be noted on the Site Analysis Report.
I do not believe that information was shared on the application.

Scott, would you please provide any additional details on the property so that we can meet to discuss next steps.

Dusty, we will need to discuss this issue before moving forward with a building permit at this location.

Thanks for the updated information, I do appreciate it!

Karen

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**From:** Downes, Scott G (DFW) [mailto:Scott.Downes@dfw.wa.gov]
**Sent:** Monday, February 06, 2017 9:08 AM
**To:** Dusty Pilkington; Karen Hodges
**Subject:** RE: SX-17-00001 Shaffer

Dusty,
Left you a vm, give me a call when you get a chance. If this is the one we looked at last fall in the field, which it seems to be, it will not require an HPA but the application is incorrect when they checked this is not in the floodplain. Though the map on Compas shows it as outside of the floodplain, as we clearly saw last fall it is directly adjacent to one of the old side channels of Gold Creek and is only not receiving water now because of an old unpermitted dike some of Heli's Pond that diverts water back into Gold Creek. That dike is only comprised of alluvial materials and could easily give way. Attaching the LiDar screen shot I also sent last fall.

I did recommend (my email from last fall (11/18/16) copied below) that the building permits plan for flood flow in the design and that notes be passed onto the building inspector. Was that done?

***Scott Downes***

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November 18, 2016 email---
Dusty,
As promised here are a few notes from our meeting yesterday.

The stream channel in question next to their property is an old side channel in the Gold Creek Channel Migration Zone and appears to have direct connection to Heli's Pond if the artificial flow barriers (berms) below the pond weren't directing the flow back out the creek. It is very difficult to predict when or if flows might break down those berms and reopen that side channel. Based on modeling and past information that is out there, at some point in the past the area where the channel in question is at, was part of the main stream channel and could be again at some point in the future.

The homeowner is limited in their footprint of moving away from the stream channel and reducing risk. Their limitation is centered on both the limited size of the lot available and that the lot does not really have any topography differences (pretty level) to make noticeable difference in location regarding flood risk.

Solutions discussed:

--We would recommend setting the home site back the maximum extent possible from the creek. This probably won't reduce flooding risk as if water does get in that area it is likely to be dispersed rather quickly to the entire shallow area. If the channel opens up in there, the banks may erode or reform and this set back will help with that risk.
--Building design was the other aspect discussed to reduce risk. Foundation and lower story design considerations should factor in the future potential risk that this channel may open at some point and that possibility could include both annual flow into this area and changing of the current streambank configuration.

I'm attaching a quick drawing with LiDar and notes for your reference. Please share these notes with any of your collegues that need this information and thank you for meeting us out there and discussing this issue.

I'm also cc'ing Brad and Jim on these notes so that they can see the summary.

Scott

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**From:** Dusty Pilkington [mailto:dusty.pilkington@co.kittitas.wa.us]
**Sent:** Friday, February 03, 2017 4:39 PM
**To:** Karen Hodges; Downes, Scott G (DFW)
**Subject:** SX-17-00001 Shaffer

Greetings. Attached is information on a shoreline exemption I'm working on. I wanted to give both of you a chance to look it over before I issue it on Tuesday the 7th. Scott, it my understanding that and HPA or a JARPA would not be necessary on this one, but as I said I would, I am giving you the opportunity to look it over just in case.

Thank you,

Dusty Pilkington
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