

### Critical Area Review

1. See the public comment from Rod Malcolm with the Suquamish Tribe. Please provide an assessment from a qualified professional consistent with PMC 16.20.750 with consideration for PMC 16.20.120 K.

Assessment from a qualified professional provided with submittal documents.

### Building Design

2. Consider the addition of SW 6228 Refuge as an accent color. This would provide a cohesion between downtown Poulsbo and SR 305.

SW 6228 Refuge added as an accent color to provide cohesion between downtown Poulsbo and SR 305.

3. Add oversized timber brackets to the SW corner / roofline.

Timber brackets added to the SW corner / roofline.

4. Provide wall mounted trellis screens or stamped concrete detail to the stormwater vault wall visible on 9<sup>th</sup> Ave.

Stormwater vault wall visible on 9<sup>th</sup> Ave to be lock & load retaining wall in lieu of cast in place concrete. This allows for large scale stones on the bottom of the wall, transitioning to smaller and various patterns on top of the wall. It also allows for color patterns, and color striping to add visual interest and break up the large scale of the wall, while maintaining construction cost efficiency.

5. Add a decorative lighting element to the area above the primary entrance, as shown below.

Decorative lighting added above primary entrance, Visa Passage Light.

6. Per PMC 18.140.060, bike parking is required. Show on the site plan where the bike parking will be provided.

5 bike parking stalls provided, noted on the site plan. (1) Added outside of main entry and (4) added to the basement entry near the elevator and stairs.

7. Per my calculations, 54 parking spaces are required (see below). Please explain if shared parking is being proposed for the employee and guest parking.

Commercial use on first floor	14
Apartment units	36
Guest parking spaces	4
Total	54 parking space

Commercial use on first floor to be staffed by one full time employee. Automated check-in, check-out, commercial use to be run similar to air bnb.

Parking updated to be:

Commercial use on first floor	11
Apartment units	36
Guest parking spaces	4
Total	51 parking space required & provided.

8. Per PMC 18.140.040, the required 2-way aisle width for the surface parking lot is 24 feet. Please update the deviation request as needed.

Deviation request updated.

## Landscaping

9. The City Arborist recently provided resource documents to aid staff during development review. As we continue to see impacts from climate change, staff wanted to have resources available to inform decisions regarding site landscaping. Please have your landscape architect review and make any changes to the landscaping plan, if needed.

a. The new Street Tree List includes the following:

- List of approved tree, including space and planter width requirements;
- Tree species discouraged;
- Tree species specifically forbidden for planting in Poulsbo; and
- Recommended distances to avoid conflicts with utilities, signs and sight distances

b. The Beneficial Planting Under Trees document includes recommended shrubs and perennials/ ground covers, along with attributes best for planting, such as shade tolerant, bird/ bee friendly, or fragrant. If done correctly, understory planting beneath trees can be beneficial for the trees and the environment. Planting low maintenance shrubs and groundcovers can reduce the need for weeding, help retain moisture, and lessen the demand for irrigation and provide shade, cover nesting areas. And food for wildlife. Choosing the right plants is essential and thought must be put into avoiding any clearance issues, creating a maintenance burden or future fire fuel hazard. Care also must be taken when planting beneath established trees to avoid encroaching on critical surface roots.

c. The Firewise Planting Guidelines includes trees/plants to avoid, fire resistant trees, shrubs, and perennials/ ground covers, and helpful resources.

The proposed plant palette for AKTIV is appropriate for its urban setting and fits into surrounding landscapes. Proposed street trees are in compliance with City approved street tree lists.

Street tree locations and spacing are in compliance with city standards.

Submitted,

Richard Ward

Landscape Architect

RLA, ASLA, STEM

### Mechanical Screening

10. Please show how the placement of any roof or ground mounted mechanical equipment on the elevation drawings and how it will be screened per PMC 17.70.060 D.11,. This item may be deferred to building permit submittal.

[Mechanical equipment screening deferred to building permit submittal.](#)

### Boundary Line Adjustment

11. As previously discussed, a Boundary Line Adjustment (aggregation) per PMC Chapter 17.30 shall be required. This item has been deferred to grading permit submittal.

[Boundary Line Adjustment deferred to grading permit submittal.](#)

### Public Comment

12. Public comments received are uploaded to the permit in SmartGov under “workflow” > “Notice of Application” > Notes”. Please provide a response to the comments with your next submittal.

[Response to public comments provided in submittal documents.](#)