

7.01: Consider a Request for a Variance to Utilize an Alternative Tree Inventory Methodology for Serenity at Rivers Edge (Project No. 26-101); Case of Rivers Edge Development LLC

Presentation

Senior Planner Anderson presented the Staff Report stating that staff recommends approval of the variance to utilize an alternative methodology to collect tree data. The Environmental Policy Board (EPB) also reviewed this request; unfortunately, there was not a quorum for the meeting, so a formal recommendation was not made. However, the consensus of the three members present was in support of the requested variance.

Commission Business

Chair Gengler asked for clarification on the methodology.

Senior Planner Anderson explained that each area marked with a green circle would have a mini inventory completed, and that data would be extrapolated across the site.

Commissioner Musgrove stated that she likes this proposal, but was unsure if this is an extra step in addition to a full tree inventory. She believed that the fixed radius count method would have benefit but did not want it to be redundant.

Senior Planner Anderson replied that there would not be a full count completed. He clarified that a full count would be done in the area of the house pad, utilities, and driveway to identify the number of trees that would be removed. He explained that the fixed radius count and full count in areas where trees are being removed will work together to determine if the number of trees being removed remains under the allowed threshold.

Mr. Paulson stated that the properties are very thick with trees, estimating that the lots are 90 percent trees. He stated that he will work with staff to thin the trees in some areas outside of the building areas so that people have a usable lot.

Motion by Commissioner Musgrove, seconded by Commissioner Lubarski, to recommend that City Council adopt Resolution #26-087, Granting a Variance to Utilize an Alternative Methodology to Collect Tree Data for the Plat Known as Serenity at Rivers Edge.

Motion Carried. Voting Yes: Chairperson Gengler, Commissioners Musgrove, Lubarski, and R. Bauer. Voting No: None. Absent: Commissioner N. Bauer.