

**From:** [brgalvin@msn.com](mailto:brgalvin@msn.com)  
**To:** [SMP](#)  
**Subject:** Incoming SMP Comment  
**Date:** Friday, August 13, 2021 1:34:59 PM

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**Your Name (Optional):** BRUCE GALVIN

**Your email address:** [brgalvin@msn.com](mailto:brgalvin@msn.com)

**Comment:** Well, I am currently going through the tedious process for a nonconforming property want to do an addition. The proposal sent to the county planners is to add 500 square feet away from the water (property on Eld Inlet). This process starting in February of this year. The examiner has required me to complete a survey with high water marks, topographical survey and geotech survey which all cost money. I now have to take this information and complete a RUE with the county.

It looks like under the new rule since the addition does not exceed 500 ft I would not have to go through any of this process. Just trying to figure where I stand at the moment. Thanks,  
Bruce

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Time: August 13, 2021 at 8:34 pm  
IP Address: 97.113.101.94  
Contact Form URL: <https://thurstoncomments.org/comment-on-the-proposed-shoreline-code-update/>

Sent by an unverified visitor to your site.

**From:** [loravery@hotmail.com](mailto:loravery@hotmail.com)  
**To:** [SMP](#)  
**Subject:** Incoming SMP Comment  
**Date:** Monday, August 16, 2021 8:20:20 AM

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**Your Name (Optional):** Lorri Avery

**Your email address:** [loravery@hotmail.com](mailto:loravery@hotmail.com)

**Comment:** So, if it's so important to protect creek shorelines and stop erosion, Why do you allow my neighbor to be "grandfathered in" and he weed whacks his entire Woodland Creek shoreline every year "so he can see the creek" from his house? No natural foliage, just barren. Plus, he wanted to create an ATV track along the creek, and he still might! Makes no sense, no one should be able to continue to destroy natural growth like that - every year.

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Time: August 16, 2021 at 3:20 pm  
IP Address: 64.126.161.222  
Contact Form URL: <https://thurstoncomments.org/comment-on-the-proposed-shoreline-code-update/>

Sent by an unverified visitor to your site.

**From:** [jgarrett@fidalgo.net](mailto:jgarrett@fidalgo.net)  
**To:** [SMP](#)  
**Subject:** Incoming SMP Comment  
**Date:** Friday, August 20, 2021 11:17:36 AM

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**Your Name (Optional):** John Garrett

**Your email address:** [jgarrett@fidalgo.net](mailto:jgarrett@fidalgo.net)

**Comment:** I am a retired Washington State Department of Fish and Wildlife Biologist, and was a part of the initial implementation of the Shoreline Management Act (SMA). Personally and professionally, I'm very supportive of the provisions of the SMA. The problem that I have always been aware of is that Washington Sate Counties responsible for enforcing the provisions of the SMA, have never dedicated the necessary financial resources to the program. When I was working in Skagit County 20 to 30 years ago, Skagit County did not enforce the provisions of the SMA, and now I live in Thurston county, and Thurston County DOES NOT enforce the provisions of the SMA. I have submitted addresses, photographs, and other pertinent information ( related to obvious SMA violations on the lake where I live in Thurston County) to the appropriate Thurston County Planning Department employees and they indicate that they DO NOT have the staff or resources to pursue resolution to these obvious violations. So it seems to me that this revision effort is once again an exercise in futility, as the document have not enforcement "clout" behind it, and will sit on shelves collecting dust until someone decides that it needs to be revised again. If this revision effort is serious, please provide the necessary resources to the program (SMA), so that the program (SMA) serves the purpose for which it was intended. "Preserving the shorelines of Washington State." Thank you! Sincerely, John Garrett

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Time: August 20, 2021 at 6:16 pm

IP Address: 172.92.244.176

Contact Form URL: <https://thurstoncomments.org/comment-on-the-proposed-shoreline-code-update/>

Sent by an unverified visitor to your site.

**From:** [berg\\_sa@yahoo.com](mailto:berg_sa@yahoo.com)  
**To:** [SMP](#)  
**Subject:** Incoming SMP Comment  
**Date:** Saturday, August 21, 2021 5:51:36 PM

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**Your Name (Optional):** STEVEN A BERG

**Your email address:** [berg\\_sa@yahoo.com](mailto:berg_sa@yahoo.com)

**Comment:** you made the print so small on the postcard you made it difficult for me to read the internet address! You should of considered the lower vision levels that seniors have

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Time: August 22, 2021 at 12:51 am  
IP Address: 73.221.243.242  
Contact Form URL: <https://thurstoncomments.org/comment-on-the-proposed-shoreline-code-update/>

Sent by an unverified visitor to your site.

**From:** [Thurston County | Send Email](#)  
**To:** [Andrew Deffobis](#)  
**Subject:** replacing a structure  
**Date:** Friday, August 13, 2021 12:56:24 PM

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This email was created by the County Internet web server from the email masking system. Someone from the Public has requested to contact you with the following information:

To: **Andrew Deffobis**

Subject:

From: **Evelyn Rowland**

Email (if provided): **bjrfromwa@aol.com**

Phone: (if provided): **3602645095**

Message:

**My niece owns property on the Skookumchuck on Steelehead Ct (Tenino) that has a doublewide mobile on it. The mobile has been destroyed. She wants to remove it an either put another in it's place, build a small stick built home or sell the property. She was told the property is under some sort of shoreline rule now that won't allow her to do any of those things and that her only option if she removes the mobile is to let the property just sit there vacant. Is this correct?**

**From:** [Thurston County | Send Email](#)  
**To:** [Andrew Deffobis](#)  
**Subject:** Shoreline Master Plan Appendix A  
**Date:** Saturday, August 21, 2021 7:24:25 PM

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This email was created by the County Internet web server from the email masking system. Someone from the Public has requested to contact you with the following information:

To: **Andrew Deffobis**

Subject:

From: **Steve Odd**

Email (if provided): **stevenjodd@yahoo.com**

Phone: (if provided): **360.446.0894**

Message:

**In reviewing the Master Plan draft I could not find App A. Is it at a different site or web page?**

**From:** [Thurston County | Send Email](#)  
**To:** [Andrew Deffobis](#)  
**Subject:** Options A and B for marine buffers  
**Date:** Sunday, August 22, 2021 11:05:51 AM

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This email was created by the County Internet web server from the email masking system. Someone from the Public has requested to contact you with the following information:

To: **Andrew Deffobis**

Subject:

From: **Meredith Rafferty**

Email (if provided): **draff8888@comcast.net**

Phone: (if provided): **360-754-8510**

Message:

- 1. Where can I get information about Options A and B for marine buffers? How do the options work, get applied?**
- 2. What is the width of the marine Shoreline Jurisdiction so I can determine whether my house is within it? 250 feet?**

**From:** [Thurston County | Send Email](#)  
**To:** [Andrew Deffobis](#)  
**Subject:** Questions on my Nisqually House/Land  
**Date:** Monday, August 23, 2021 2:28:21 PM

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This email was created by the County Internet web server from the email masking system. Someone from the Public has requested to contact you with the following information:

To: **Andrew Deffobis**

Subject:

From: **Leila Willard**

Email (if provided): **Leila.L.Willard77@gmail.com**

Phone: (if provided): **3609997514**

Message:

**Dear Andrew, Our house and property has undergone a lot of distress since 2020. We'd just purchased our house and it was destroyed by the Tacoma Power Company when they flooded us out. We are still recovering from this. Our home and land are not fully restored.**

**My husband is a 100% disabled veteran and I'm caring for him as well as our children.**

**I do not have time to go through hundreds of pages to see WHAT MIGHT be done with our house/property due to the notice we just received.**

**I need it spelled out for me. Is our house/land being seized? Are you proposing to take part of our land? Are you going to dictate what we do with it?**

**I'm on 6th Ave 98513.**

**Again, I do not have time to peruse through hundreds of pages or try to figure out all the fancy jargon. I just need it spelled out for me.**

**Thank you for your time and attention to this message.**

**Sincerely,**

**Leila Willard**

**From:** [Thurston County | Send Email](#)  
**To:** [Andrew Deffobis](#)  
**Subject:** incorrect tinyurl  
**Date:** Tuesday, August 24, 2021 7:42:23 AM

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This email was created by the County Internet web server from the email masking system. Someone from the Public has requested to contact you with the following information:

To: **Andrew Deffobis**

Subject:

From: **Evan Olsen**

Email (if provided): **olsevan@gmail.com**

Phone: (if provided): **3605568025**

Message:

**Hi Andrew, Just a heads up that the tinyurl that you provided on the postcard mailer is incorrect. It sends you to Sportsdaily. Also, the font on the mailer is really small and difficult for older americans and people with visual disabilities. I found the correct information online, but people may be frustrated when typing in the incorrect tinyurl. Thanks.**

**From:** [benpaylor@hotmail.com](mailto:benpaylor@hotmail.com)  
**To:** [SMP](#)  
**Subject:** Incoming SMP Comment  
**Date:** Tuesday, August 24, 2021 8:31:53 AM

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**Your Name (Optional):** Ben

**Your email address:** benpaylor@hotmail.com

**Comment:** will the proposed designation to shoreline residential effect how my property taxes are calculated? My property does not touch the water but the designation is being changed from rural to shoreline residential.

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Time: August 24, 2021 at 3:31 pm  
IP Address: 205.134.216.130  
Contact Form URL: <https://thurstoncomments.org/comment-on-the-proposed-shoreline-code-update/>

Sent by an unverified visitor to your site.

**From:** [bob.whisler@kyocera.com](mailto:bob.whisler@kyocera.com)  
**To:** [SMP](#)  
**Subject:** Incoming SMP Comment  
**Date:** Tuesday, August 24, 2021 9:18:59 AM

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**Your Name (Optional):** bob whisler

**Your email address:** bob.whisler@kyocera.com

**Comment:** I find it difficult to determine exactly what impact the proposed changes will have on my property or my use of that property. My address is 1523 Delphi Road, Olympia 98512. Can you provide a brief description of how my property is defined today vs any new definition that is or may be proposed?

thank you

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Time: August 24, 2021 at 4:18 pm  
IP Address: 184.182.189.67  
Contact Form URL: <https://thurstoncomments.org/comment-on-the-proposed-shoreline-code-update/>

Sent by an unverified visitor to your site.

**From:** [Sandy Norton](#)  
**To:** [Andrew Deffobis](#)  
**Subject:** Fw: Shoreline Master Program - mailing:  
**Date:** Tuesday, August 24, 2021 11:40:12 AM

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Hi Andy,

Please see email below. Thanks.

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**From:** Allen McDonald <mikositlau@gmail.com>  
**Sent:** Tuesday, August 24, 2021 11:01 AM  
**To:** Sandy Norton <sandy.norton@co.thurston.wa.us>  
**Subject:** Shoreline Master Program - mailing:

Dear Sandy, I'm reaching out to find an answer to a 4"x6" postcard I received I received (08-23-21) in my rural mail box for Allen McDonald, 2637 140<sup>th</sup> Ave SW, Tenino, WA 98589-9457 which is the address for this writer. The message, written in very fine print, conveyed the idea that my property might affected by CPED rule changes and that CPED wants to hear from me. So , being curious as to why

my input might of interest to any official body in Thurston County, I typed in the address as printed on the postcard:

<https://tinyurl.com/y6n938c>

I did this three times, thus verifying that I had indeed reached a Dailey Sports Website, from my computer, using the above address.

So here is some input. I've occupied this 4.78 acre property since 2014, an active creek runs along the

Eastern edge of the property line where the land slopes up a lengthy way to a level area where the house

Sits. The was designed as a horse keeping property with loafing sheds around the acreage. I'm keeping

The place, as is, with no inclination to, sub divide or attempt to build at this time. I like the space around me

along the flora and fauna that live with me. In the second quarter of next year I'll be 80.

I'm still curious about these rule revisions that might affect my interest property wise, so please refer or

inform me of what rules are being considered for change or enhancement.

Thank you for your kind courtesy,

Dr. Allen McDonald

Sent from [Mail](#) for Windows 10

**From:** [Thurston County | Send Email](#)  
**To:** [Andrew Deffobis](#)  
**Subject:** 1523 Delphi Road, Olympia  
**Date:** Tuesday, August 24, 2021 12:34:20 PM

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This email was created by the County Internet web server from the email masking system. Someone from the Public has requested to contact you with the following information:

To: **Andrew Deffobis**

Subject:

From: **Bob Whisler**

Email (if provided): **bob.whisler@kyocera.com**

Phone: (if provided): **6198905542**

Message:

**Hello Andrew, I have went through the virtual tour of the SMP but it is difficult to ascertain the impact on my property. I've owned that property for approx 35 years. Shortly after purchasing it I had a septic tank and drain field installed with the intent of someday building a small vacation home there. What I want to know is how the newly proposed designations will impact my plans and what I can do with that property? I am also anticipating that any change to its designation that would prevent building a home will have a significant impact on the property value. Any comment for that.**

**Thanks, Bob Whisler**

**From:** [scott\\_wall@comcast.net](mailto:scott_wall@comcast.net)  
**To:** [SMP](#)  
**Subject:** Incoming SMP Comment  
**Date:** Tuesday, August 24, 2021 12:19:36 PM

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**Your Name (Optional):**

**Your email address:** [scott\\_wall@comcast.net](mailto:scott_wall@comcast.net)

**Comment:** I own property with two homes on Eld Inlet. I purchased said property in 2003. Several years ago I volunteered to have the two existing septic systems (one for each house) tested by the County.

Somewhat to my surprise both systems were leaching effluent into Eld Inlet. Shortly after learning that I had a system designed, permitted, and installed to alleviate the problem. The current system is working as designed and is regularly inspected. I remain pleased with the results of learning that my property was causing some amount of the problem associated with failed septic systems and was able to rectify the situation.

I suspect that the vast majority of waterfront owners in the County opted NOT to participate in the voluntary inspection process. I also suspect that there are a significant number of older septic systems that are not functioning to the current standard hence potentially causing harm to the adjacent body of water.

It strikes me that there should be a MANDATORY inspection of all waterfront property septic systems rather than a voluntary one if we are seriously concerned about the health of our inlets and waterways.

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Time: August 24, 2021 at 7:19 pm

IP Address: 73.221.75.11

Contact Form URL: <https://thurstoncomments.org/comment-on-the-proposed-shoreline-code-update/>

Sent by an unverified visitor to your site.

**From:** [THEMATHIS4@GMAIL.COM](mailto:THEMATHIS4@GMAIL.COM)  
**To:** [SMP](#)  
**Subject:** Incoming SMP Comment  
**Date:** Tuesday, August 24, 2021 1:31:35 PM

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**Your Name (Optional):** NICOLE

**Your email address:** THEMATHIS4@GMAIL.COM

**Comment:** Do you have a key for all the acronyms scattered throughout the pdfs/documents?

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Time: August 24, 2021 at 8:31 pm

IP Address: 73.254.37.67

Contact Form URL: <https://thurstoncomments.org/comment-on-the-proposed-shoreline-code-update/>

Sent by an unverified visitor to your site.

**From:** [Thurston County | Send Email](#)  
**To:** [Andrew Deffobis](#)  
**Subject:** Shoreline Master Program  
**Date:** Tuesday, August 24, 2021 3:08:27 PM

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This email was created by the County Internet web server from the email masking system. Someone from the Public has requested to contact you with the following information:

To: **Andrew Deffobis**

Subject:

From: **John Suessman**

Email (if provided): **Suessman3L5@aol.com**

Phone: (if provided): **360-915-2668**

Message:

**Feedback on SMP**

I have concern with the rules being imposed on pre-existing waterfront property which have docks and bulkheads since the 1940s. So language that grandfathers pre-existing property and structures is needed. This plan has too many must does. It's not a vision plan. It's calling for permits to fix a dock or trim a tree. We need to pull weeds that impede fishing and swimming. I totally understand new construction rules and set-backs and Ensuring septic are properly functional. Not being allowed to trim a tree without county approval is way overboard. Great work on the written description of each lake and river. I think the climate change data is not needed. There is continuous climate change over millions of years, this is a given. My feedback is that this plan is too regulatory and not visionary in nature. It's a great plan for new construction. Requiring permits for doing dock repairs, pulling lake weeds and yard work is excessive and needs to be removed from the plan. Thank you for your hard work! Sincerely, John Suessman

**From:** [Thurston County | Send Email](#)  
**To:** [Andrew Deffobis](#)  
**Subject:** Shoreline Master Program  
**Date:** Tuesday, August 24, 2021 3:12:20 PM

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This email was created by the County Internet web server from the email masking system. Someone from the Public has requested to contact you with the following information:

To: **Andrew Deffobis**

Subject:

From: **Ray Lynn**

Email (if provided): **rayatdelta@comcast.net**

Phone: (if provided): **3607896346**

Message:

**I received a post card stating that you are planning changes and a website to view them. The site does not work. Please send a corrected web address or tell me how to view the information. Thanks.**

**From:** [planning](#)  
**To:** [Andrew Deffobis](#)  
**Cc:** [Tim Rubert](#)  
**Subject:** FW:  
**Date:** Tuesday, August 24, 2021 3:24:04 PM

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Andy,

Was a notice for the update to the SMP mailed out? Do you think this is what she is talking about? She also mentions flood so I've included Tim. Any help or insight you can provide would be helpful!

Thank you,

**Erika Smith-Erickson** | [Planning Technician](#) , [Building Development Center](#)  
**Thurston County Community Planning & Economic Development**  
2000 Lakeridge Dr SW, Bldg 1, Olympia, Washington 98502 [Map](#)  
**Main** (360) 754-4115 | **Fax** (360) 754-2939 | **TDD** (800) 833-6388  
[erika.smith.erickson@co.thurston.wa.us](mailto:erika.smith.erickson@co.thurston.wa.us) | [www.thurstoncountybdc.com](http://www.thurstoncountybdc.com)

*This communication is a public record and may be subject to disclosure under the Washington State Public Records Act, RCW 42.56.*

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**From:** Julie Dodson <jdd2287@yahoo.com>  
**Sent:** Monday, August 23, 2021 1:58 PM  
**To:** planning <planning@co.thurston.wa.us>  
**Subject:**

Yes,

We received a post card, - Save the Date for discussion in regard to Thurston County Shoreline Master Program Virtual Open House. The Post Card is confusing as there is not date specified to save.....

That being said, we would certainly like to talk with someone.

Our house when purchased July 2017, was stated to be in a flood zone, we live on Pattison Lake.

The previous owners (who lived here 35 years) were never in a flood zone. What Changed?

Trying to talk with someone about it has proved impossible. None of my neighbors to the left or right are in a flood zone just us.

We want to be involved and do have questions, however, this postcard is reflective of the kind of thing we run up against.... You say you want to hear from us, send a confusing postcards with Save the Date, "August 13 – October 20" with no time frame and the tiniest tiny URL that you can't read it! C'mon.

If you would, I would love to hear more – and we would like to talk. Please have someone get back with me who has answers and can talk with me. I do not want to hear from anyone who has to refer me to someone who will refer to someone else.

Thank you, very concerned and would love to know and talk and participate, but, tired of trying to chase people down. I am available via telephone, 360-489-0924 or we could schedule a zoom meeting.

Julie Peters.

Sent from [Mail](#) for Windows

**From:** [Donovan](#)  
**To:** [Andrew Deffobis](#)  
**Subject:** Re: Additional questions SMP  
**Date:** Tuesday, August 24, 2021 4:21:36 PM

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Thank you, Andrew, for the prompt response. I will look into buffer options A and B.

As for the 200 foot shoreline jurisdiction, I would appreciate knowing if our property is also affected by a Critical Area or if the standard 200 foot applies. Our address is 618 77th Ave NE, 98506 in the Boston Harbor community.

I will also submit a separate email about the unexpected change in our SED designation from Shoreline Residential in the 2017 Update to Rural Conservancy in this 2021 draft -- please see the marked area of the attached 2017 map. The neighbors in this revised stretch of shoreline submitted comments in 2016 and 2017 supporting the Shoreline Residential designation because these properties are part of the original platted Boston Harbor with the rest of the community, have been developed and used for residential purposes and are without shellfish farms, are recognized as part of the Boston Harbor LAMRID, and are served by the community-initiated Boston Harbor ULID, as the rest of Boston Harbor is. The shoreline characteristics are also similar to stretches of the Shoreline Residential SED along Dover Point designated for the rest of Boston Harbor.

--Meredith Rafferty  
Attachment

On 08/24/2021 11:55 AM Andrew Deffobis  
<[andrew.deffobis@co.thurston.wa.us](mailto:andrew.deffobis@co.thurston.wa.us)> wrote:

Hello Meredith,

Thank you for your email. The options for buffers reflect different conversations the Planning Commission has had over time. Following the public hearing, staff will ask the Planning Commission which option they wish to use. You can read the two options in Section 19.400.120, beginning on page 53 of the [public hearing draft](#) (or Page 57 of 427 if you are using the page #s in the upper right corner). The text contains proposed buffers, and there is a highlighted text box that shows another option for the public to review. Below that is another text box that provides some further context.

Buffers are applied beginning at the ordinary high water mark, which is determined in the field during application review. The draft SMP allows for reduction of buffers in limited circumstances.

Shoreline jurisdiction is generally 200 feet landward of the ordinary high water mark. However, the presence of other critical areas may extend this distance. If you can provide an address I would be happy to look into it a bit further.

Regards,

Andrew Deffobis, Interim Senior Planner

Thurston County Community Planning and Economic Development Department

2000 Lakeridge Drive SW

Olympia, WA 98502

Cell Phone: (360) 522-2593

Office Phone: (360) 786-5467

Fax: (360) 754-2939

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**From:** Thurston County | Send Email <spout@co.thurston.wa.us>  
**Sent:** Sunday, August 22, 2021 11:06 AM  
**To:** Andrew Deffobis <andrew.deffobis@co.thurston.wa.us>  
**Subject:** Options A and B for marine buffers

This email was created by the County Internet web server from the email masking system. Someone from the Public has requested to contact you with the following information:

To: **Andrew Deffobis**

Subject:

From: **Meredith Rafferty**

Email (if provided): [draff8888@comcast.net](mailto:draff8888@comcast.net)

Phone: (if provided): **360-754-8510**

Message:

- 1. Where can I get information about Options A and B for marine buffers? How do the options work, get applied?**
- 2. What is the width of the marine Shoreline Jurisdiction so I can determine whether my house is within it? 250 feet?**

*2021 revision of concern*

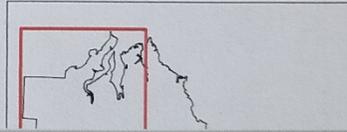
Preliminary Shoreline Environment Designation for Boston Harbor



# Shoreline Master Program 2017 Update

## Map 4 Preliminary Shoreline Environment Designations

Northwest Thurston County



Shoreline Environment Designation	
	Natural
	Rural Conservancy
	Shoreline Residential
	Urban Conservancy
	Mining
	Aquatic*



**From:** [emilyyork.oly@gmail.com](mailto:emilyyork.oly@gmail.com)  
**To:** [SMP](#)  
**Subject:** Incoming SMP Comment  
**Date:** Tuesday, August 24, 2021 3:51:15 PM

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**Your Name (Optional):** Emily York

**Your email address:** emilyyork.oly@gmail.com

**Comment:** Greetings!

Thank you for the opportunity to comment.

My family has lived in Olympia for over 150 years. I grew up here and have a deep connection to this place.

I currently manage a climate change program and my education includes a graduate degree in sustainability, and undergraduate degrees in planning and environmental science. I can trace this path back to my childhood days of climbing trees, picking berries, and swimming in the bay. Through that direct connection with nature, I committed myself to being part of the movement toward restoration, healing, and regeneration.

Now, I have two children of my own and I would like to raise them in this place that raised me.

I would like to be able to remodel our modest home, so that each of my children can have their own bedrooms. We do not desire an extravagant footprint, but we do desire a comfortable living. For instance, we would like to have a place where we can hang our coats and boots to dry.

We also have plans to de-pave a part of the driveway and install a rain garden. We are wanting to be stewards of this land. We want to invest in this place so that one day our children can pass it on to their children and say that "our family has lived in Olympia for over 250 years".

The existing SMP has been prohibitive of the updates we would like to make to this little home. It is not valued very high to begin with, so 50% of it's assessed value does not stretch very far (especially with the cost of materials these days). We strongly support the new proposed SMP that does not place a cap based on a structure's value. Our family would also benefit greatly from the ability to expand a little (not towards the shoreline) to include an entry room to wipe our feet and hang our coats. Thank you for proposing these changes that would enable our family to live more comfortably in this beautiful place.

We are crossing our fingers that the proposed SMP moves forward so that we can pursue our vision of a remodeled home next year.

Thank you for considering,  
Emily

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Time: August 24, 2021 at 10:51 pm

IP Address: 159.121.202.141

Contact Form URL: <https://thurstoncomments.org/comment-on-the-proposed-shoreline-code-update/>

Sent by an unverified visitor to your site.

**From:** [captusnret@toast.net](mailto:captusnret@toast.net)  
**To:** [SMP](#)  
**Subject:** Incoming SMP Comment  
**Date:** Tuesday, August 24, 2021 8:18:40 PM

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**Your Name (Optional):** Patrick Shannon

**Your email address:** [captusnret@toast.net](mailto:captusnret@toast.net)

**Comment:** currently owned property borders the Skookumchuck river. approx 300 ft. The required setback from the river is excessive at 250ft. That setback takes up nearly the entire depth of the property between Skookumchuck rd. and the river. Added to that are the Oregon White Oaks on the property. There are several scattered on the property when combined with the water setback makes my property nearly useless for anything other than growing grass. The river setback should not exceed 100 ft. and the oak protection needs to be reduced also. The prop. # is 11510210104.

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Time: August 25, 2021 at 3:18 am  
IP Address: 216.128.107.220  
Contact Form URL: <https://thurstoncomments.org/comment-on-the-proposed-shoreline-code-update/>

Sent by an unverified visitor to your site.

**From:** [malonemj9@gmail.com](mailto:malonemj9@gmail.com)  
**To:** [SMP](#)  
**Subject:** Incoming SMP Comment  
**Date:** Wednesday, August 25, 2021 10:14:44 AM

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**Your Name (Optional):** Mark Malome

**Your email address:** malonemj9@gmail.com

**Comment:** Generally I like the changes.

My family has owned lake front property for 3 generations. It had a cabin built in 1960, but over the years was not well maintained.

When I acquired the property I was told by the county that any significant changes to upgrade would require a fire or natural disaster. And/or expenses in fees for variances and permits which were prohibitive and may or may not be approved in the end.

The opportunity to build a modest retirement house on property I have owned and paid taxes on for years is very appealing.

Historically, we have had access to a beach and a dock in various iterations over the years. My firm intention is to maintain this access. When the vegetation growth has gotten out of hand, the plants have primarily been those the county considers noxious or invasive and charges me full rate at the dump to dispose of. So, the requirement for not cutting vegetation in the buffer is not one I completely support. I do support a reasonable shoreline management plan that provides for habitat and clean water and believe that a good landscaping and maintenance plan would benefit both the land owner and the public good.

And speaking of management plans, the lake next to my property right now has a problem with milfoil. While there can be multiple arguments on how this became a problem, the most likely source is public use. The solutions that I have heard all involve expense and effort by the owners of lake property. It would seem to me that if the government is enforcing rules for public access, habitat, and water quality then the government, as the steward for public interest in that part of the lake deemed public, should be responsible for the effort and cost of maintaining same as the neighboring landowners.

That said, I would welcome changes that would allow me to build and maintain a modest home on my family property, in a manner that would be environmentally friendly, and at a reasonable cost in effort and money.

---

Time: August 25, 2021 at 5:14 pm

IP Address: 172.58.46.243

Contact Form URL: <https://thurstoncomments.org/comment-on-the-proposed-shoreline-code-update/>

Sent by an unverified visitor to your site.

**From:** [malonemj9@gmail.com](mailto:malonemj9@gmail.com)  
**To:** [SMP](#)  
**Subject:** Incoming SMP Comment  
**Date:** Wednesday, August 25, 2021 10:26:49 AM

---

**Your Name (Optional):** Mark Malone

**Your email address:** malonemj9@gmail.com

**Comment:** The online county map has some gross errors in property boundaries. At least as it concerns my property.

If this very important and most obvious/significant feature is inaccurate, then it is hard to have confidence in other features.

If county staff are going to use these maps (which I have witnessed) in discussing what may or may not be required for property development, then they need to be accurate.

---

Time: August 25, 2021 at 5:26 pm

IP Address: 172.58.71.189

Contact Form URL: <https://thurstoncomments.org/comment-on-the-proposed-shoreline-code-update/>

Sent by an unverified visitor to your site.

**From:** [boblanouette@comcast.net](mailto:boblanouette@comcast.net)  
**To:** [SMP](#)  
**Subject:** Incoming SMP Comment  
**Date:** Wednesday, August 25, 2021 12:58:57 PM

---

**Your Name (Optional):** Bob Lanouette

**Your email address:** boblanouette@comcast.net

**Comment:** 19.400.100

Do not use the term non-conforming. This term is divisive and has been a topic of citizen comments in numerous Planning Commission Meetings. Use the term existing structure.

---

Time: August 25, 2021 at 7:58 pm  
IP Address: 73.109.38.12  
Contact Form URL: <https://thurstoncomments.org/comment-on-the-proposed-shoreline-code-update/>

Sent by an unverified visitor to your site.

**From:** [Maya Teeple](#)  
**To:** [Andrew Deffobis](#)  
**Subject:** FW: Postcard received  
**Date:** Wednesday, August 25, 2021 2:00:12 PM

---

**Maya Teeple** | Senior Planner  
Thurston County Community Planning & Economic Development  
Community Planning Division  
2000 Lakeridge Dr SW, Bldg 1, Olympia, Washington 98502  
**Cell (Primary):** (360) 545-2593  
[Maya.Teeple@co.thurston.wa.us](mailto:Maya.Teeple@co.thurston.wa.us) | [www.thurstonplanning.org](http://www.thurstonplanning.org)

---

**From:** Thurston County | Send Email <[spout@co.thurston.wa.us](mailto:spout@co.thurston.wa.us)>  
**Sent:** Wednesday, August 25, 2021 12:32 PM  
**To:** Maya Teeple <[maya.teeple@co.thurston.wa.us](mailto:maya.teeple@co.thurston.wa.us)>  
**Subject:** Postcard received

This email was created by the County Internet web server from the email masking system. Someone from the Public has requested to contact you with the following information:

To: **Maya Teeple**

Subject:

From: **Jim Pfaff**

Email (if provided): [pfaff1950@comcast.net](mailto:pfaff1950@comcast.net)

Phone: (if provided): **360-894-8173**

Message:

**I received a postcard from Thurston County Community Planning and Economic Development. I am wanting to know if my property is/will be impacted, and if so, to what degree? I tried accessing the web address printed on the postcard provided, but it is incorrect. My address is: 16801 162nd Ln SE, Yelm, WA 98597-8570.**

**From:** [Allen McDonald](#)  
**To:** [Andrew Deffobis](#)  
**Subject:** Shoreline Master Program rule changes:  
**Date:** Wednesday, August 25, 2021 3:56:23 PM

---

Dear Andrew, I was handed in your direction by Sandy Norton, your colleague. A referral was her response to my inquiry. So, here goes, again. On the 23<sup>rd</sup> of August 2021, I received a 4"x6" postcard; the fine print on the card conveyed the idea that rule changes would directly affect the property that I presently occupy. While using a magnifying glass I read further and found that I could get my questions answered by planning staff. As of this day I have no questions about any plans that are being or have made about properties such as mine. This is because I have no information to base any questions on, you know that. I typed in the address provided on the card:

<https://tinyurl.com/y6n9738c>

I did this three times just to verify that I was, indeed calling up a Daily Sports Website. So here's a little input. Any plans I may or may not have concerning this 4.78 acre property with a creek running along its Eastern edge and where the land runs up a lengthy slope to a level area where the house sits, shall remain as is. I have no plans to subdivide or build any other houses or apartments for human habitation. I'm well aware of my creek frontage and the creek as a salmon spawning creek with the ramifications thereof. Please inform me as to what these rule changes specifically are. I live here because I want the space around me and for good reason too. Thank you for your kind consideration of my inquiry,  
Dr. Allen McDonald

Sent from [Mail](#) for Windows 10

**From:** [Jennifer Davis](#)  
**To:** [Andrew Deffobis](#)  
**Subject:** Fwd: Shoreline master program update  
**Date:** Thursday, August 26, 2021 8:37:41 AM

---

Sent from my iPhone

Begin forwarded message:

**From:** planning <[planning@co.thurston.wa.us](mailto:planning@co.thurston.wa.us)>  
**Date:** August 26, 2021 at 8:26:58 AM PDT  
**To:** Jennifer Davis <[jennifer.davis@co.thurston.wa.us](mailto:jennifer.davis@co.thurston.wa.us)>  
**Subject:** FW: Shoreline master program update

---

**Abbie Adams** | Assistant Planner  
Community Planning & Economic Development  
2000 Lakeridge Dr SW, Bldg 1, Olympia, Washington 98502 [Map](#)  
Main (360) 786-5487 | Fax (360) 754-2939 | TDD 800-833-6388  
[Abbie.Adams@co.thurston.wa.us](mailto:Abbie.Adams@co.thurston.wa.us) | [www.thurstoncountybdc.com](http://www.thurstoncountybdc.com)

*This communication is a public record and may be subject to disclosure under the Washington State Public Records Act, RCW 42.56.*

---

**From:** kpint90 <[kpint90@comcast.net](mailto:kpint90@comcast.net)>  
**Sent:** Wednesday, August 25, 2021 8:56 PM  
**To:** planning <[planning@co.thurston.wa.us](mailto:planning@co.thurston.wa.us)>  
**Subject:** Shoreline master program update

You sent a postcard inviting me to a 'virtual open house' on changes to the Shoreline Master Program. The website doesn't work and there is nothing on the Thurston County website explaining what the changes are. Please send details about what is changing and how it will affect my property.

Karen Parker  
17128 Mima Acres Dr SE  
Tenino 98589

Sent from my Verizon, Samsung Galaxy smartphone

**From:** [Thurston County | Send Email](#)  
**To:** [Andrew Deffobis](#)  
**Subject:** Buffer requirements for my property  
**Date:** Wednesday, August 25, 2021 6:20:22 PM

---

This email was created by the County Internet web server from the email masking system. Someone from the Public has requested to contact you with the following information:

To: **Andrew Deffobis**

Subject:

From: **Albert Nelson**

Email (if provided): **The-nelsons@msn.com**

Phone: (if provided): **360-870-7655**

Message:

**Reviewing GEO Data site I am not clear on how far the Buffer extends into my property ...my parcel is : 11932440102 . Is it 100 ft ? and what is the function are the Review Areas detailed there at 300ft ?**

**As far as proposed changes it appears to me that the only change that affects me is that if I need a building permit in the future I have to go thru the SMP permit path. Finally what is the SED designation for Woodland Creek that is at the back of my property ?**

**Thanks,  
Albert Nelson**

**From:** [John Suessman](#)  
**To:** [Andrew Deffobis](#)  
**Subject:** Re: Shoreline Master Program  
**Date:** Thursday, August 26, 2021 11:49:07 AM

---

Thank you Andrew:

I/we my family respect the lake and water front and/but we are apposed to anyone regulating how we care for our property. If you believe the waterway belongs to the State of Washington than why isn't the owner of the waterway is not doing anything to clean up the overgrown pond weed, milfoil and toxic algae issue on these lakes. In other words, the State and County want to regulate everything but they are not willing to fix it or pay for it. Milfoil gets in the lake from boats visiting and using the WDFD boat launch. There is no language mandating the State clean up the boat launch, put in approved sanitation facilities, and clean up the litter at the launch. We as waterfront owner have great pride in our property and the resource. Please, respectfully, stop adding regulations. Also, putting dollar values on dock repairs is a good example In todays dollars, \$7500 in repairs might completely rebuild my dock. In 10 to 20 years, that figure is completely outdated. We are told that input from the lake owners and lake association has been given before and no one adds their ideas to this Shoreline Plan. The feeling is the plan is being written by County and State Officials and the land owners better live with it. As I drive through Olympia, Lacey, Tumwater and Thurston County and see countless camps, tent cities, and garbage, complete unsanitary properties and no one addressing this is an example of rules and laws that currently exist and our City, County, and State are looking the other way, like you really can not see the graffiti, campfires, tarps, trash, and stolen shopping carts. We as a community don't address this issue, but were going to fine, or charge a lake front owner who wants to improve his dock without a permit. I/we completely appreciate the work on this plan. We do not agree with added regulations, rules, and fines for not agreeing with the State or County on how we wish to enjoy our 60 feet of water front. Remember we live here and understand the value, gift, and beautiful place this is. You/government do not have to write regulations to control, direct, and have control over water front property owners.

Thank you for taking my comments!

Respectfully,

John Suessman

John Suessman  
[suessman3l5@aol.com](mailto:suessman3l5@aol.com)

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

From: Andrew Deffobis <[andrew.deffobis@co.thurston.wa.us](mailto:andrew.deffobis@co.thurston.wa.us)>  
To: [Suessman3L5@aol.com](mailto:Suessman3L5@aol.com) <[Suessman3L5@aol.com](mailto:Suessman3L5@aol.com)>  
Sent: Thu, Aug 26, 2021 10:23 am  
Subject: RE: Shoreline Master Program

Hello John,

Thank you for your comments. They will be provided to the Planning Commission.

The SMP update has a section that pertains to existing development (section 19.400.100 on Page 48 [in this document](#), using page #s in the upper right corner), though this largely deals with residential

structures. Chapter 19.500 also discusses the types of permits needed on the shoreline. This includes a section for certain “de minimis” activities that do not require permits or written approval from Thurston County (19.500.100(F)(6)). Replacing individual dock boards is one of these. A shoreline permit is not needed unless you are replacing more than half of the dock, or the cost of the work exceeds \$7,047, a threshold established by state law. The draft provides standards for thinning vegetations (e.g. tree trimming) but does not state that a permit is required. This might be a good item for the Planning Commission to consider adding to the list of “de minimis” activities, though we would want adequate sideboards to ensure that larger vegetation removal projects receive more oversight.

Regards,

Andrew Deffobis, Interim Senior Planner  
Thurston County Community Planning and Economic Development Department  
2000 Lakeridge Drive SW  
Olympia, WA 98502  
Cell Phone: (360) 522-2593  
Office Phone: (360) 786-5467  
Fax: (360) 754-2939

---

**From:** Thurston County | Send Email <spout@co.thurston.wa.us>

**Sent:** Tuesday, August 24, 2021 3:08 PM

**To:** Andrew Deffobis <andrew.deffobis@co.thurston.wa.us>

**Subject:** Shoreline Master Program

This email was created by the County Internet web server from the email masking system. Someone from the Public has requested to contact you with the following information:

**To: Andrew Deffobis**

**Subject:**

**From: John Suessman**

Email (if provided): [Suessman3L5@aol.com](mailto:Suessman3L5@aol.com)

Phone: (if provided): **360-915-2668**

Message:

**Feedback on SMP**

**I have concern with the rules being imposed on pre-existing waterfront property which have docks and bulkheads since the 1940s. So language that grandfathers pre-existing property and structures is needed. This plan has too many must does. It's not a vision plan. It's calling for permits to fix a dock or trim a tree. We need to pull weeds that impede fishing and swimming. I totally understand new construction rules and set-backs and Ensuring septics are properly functional. Not being allowed to trim a tree without county approval is way overboard. Great work on the written description of each lake and river. I think the climate change data is not needed. There is continuous climate change over millions of years, this is a given. My feedback is that this plan is too regulatory and not visionary in nature. It's a great plan for new construction. Requiring**

permits for doing dock repairs, pulling lake weeds and yard work is excessive and needs to be removed from the plan. Thank you for your hard work! Sincerely, John Suessman

**From:** [Thurston County | Send Email](#)  
**To:** [Andrew Deffobis](#)  
**Subject:** Shorelines master program  
**Date:** Friday, August 27, 2021 11:00:35 AM

---

This email was created by the County Internet web server from the email masking system. Someone from the Public has requested to contact you with the following information:

To: **Andrew Deffobis**

Subject:

From: **Larry Weaver**

Email (if provided): **[larry@weaverland.com](mailto:larry@weaverland.com)**

Phone: (if provided): **3602733333**

Message:

**Andrew**

**I have a 2 acre site within the "Conservancy Shoreline Environment" Can you tell me how the draft new Shorelines master plan will affect this property?**

**Thanks**

**Larry Weaver**

**From:** [Donovan](#)  
**To:** [Andrew Deffobis](#)  
**Subject:** RE: Additional questions SMP  
**Date:** Friday, August 27, 2021 11:52:35 AM

---

Yes, any information on the history of the shoreline designation would be appreciated and also information of whether I have a say. I have followed the SMP update process since 2015 and it seems there's always something I miss. As a citizen, I can't compete with the business and regulatory/legal entities who work these issues day in and day out.

Thank you for your prompt responses and information.

--Meredith Rafferty

On 08/26/2021 10:53 AM Andrew Deffobis  
<[andrew.deffobis@co.thurston.wa.us](mailto:andrew.deffobis@co.thurston.wa.us)> wrote:

Hello Meredith,

The presence of shoreline jurisdiction and critical areas is verified in the field during the land use application review process. However, our mapping indicates your property may have steep slopes, which are considered a critical area. There is also a floodplain associated with Puget Sound, though it does not appear to extend more than 200' landward from the ordinary high water mark (i.e. the standard area covered by SMP jurisdiction). But again, a full review of potential critical areas would happen during the application process.

Regarding the map, I recall a conversation with my predecessor about changes to the shoreline environment designations in the Boston Harbor area. I will share your comments with him to ensure that our mapping reflects any decisions that were made prior to me taking over this project (which happened in late 2019).

Regards,

Andrew Deffobis, Interim Senior Planner

Thurston County Community Planning and Economic Development Department

2000 Lakeridge Drive SW

Olympia, WA 98502

Cell Phone: (360) 522-2593

Office Phone: (360) 786-5467

Fax: (360) 754-2939

---

**From:** Donovan <draff8888@comcast.net>  
**Sent:** Tuesday, August 24, 2021 4:21 PM  
**To:** Andrew Deffobis <andrew.deffobis@co.thurston.wa.us>  
**Subject:** Re: Additional questions SMP

Thank you, Andrew, for the prompt response. I will look into buffer options A and B.

As for the 200 foot shoreline jurisdiction, I would appreciate knowing if our property is also affected by a Critical Area or if the standard 200 foot applies. Our address is 618 77th Ave NE, 98506 in the Boston Harbor community.

I will also submit a separate email about the unexpected change in our SED designation from Shoreline Residential in the 2017 Update to Rural Conservancy in this 2021 draft -- please see the marked area of the attached 2017 map.

The neighbors in this revised stretch of shoreline submitted comments in 2016 and 2017 supporting the Shoreline Residential designation because these properties are part of the original platted Boston Harbor with the rest of the community, have been developed and used for residential purposes and are without shellfish farms, are recognized as part of the Boston Harbor LAMRID, and are served by the community-initiated Boston Harbor ULID, as the rest of Boston Harbor is. The shoreline characteristics are also similar to stretches of the Shoreline Residential SED along Dover Point designated for the rest of Boston Harbor.

--Meredith Rafferty

## Attachment

On 08/24/2021 11:55 AM Andrew Deffobis  
<[andrew.deffobis@co.thurston.wa.us](mailto:andrew.deffobis@co.thurston.wa.us)> wrote:

Hello Meredith,

Thank you for your email. The options for buffers reflect different conversations the Planning Commission has had over time. Following the public hearing, staff will ask the Planning Commission which option they wish to use. You can read the two options in Section 19.400.120, beginning on page 53 of the [public hearing draft](#) (or Page 57 of 427 if you are using the page #s in the upper right corner). The text contains proposed buffers, and there is a highlighted text box that shows another option for the public to review. Below that is another text box that provides some further context.

Buffers are applied beginning at the ordinary high water mark, which is determined in the field during application review. The draft SMP allows for reduction of buffers in limited circumstances.

Shoreline jurisdiction is generally 200 feet landward of the ordinary high water mark. However, the presence of other critical areas may extend this distance. If you can provide an address I would be happy to look into it a bit further.

Regards,

Andrew Deffobis, Interim Senior Planner

Thurston County Community Planning and Economic Development  
Department

2000 Lakeridge Drive SW

Olympia, WA 98502

Cell Phone: (360) 522-2593

Office Phone: (360) 786-5467

Fax: (360) 754-2939

---

**From:** Thurston County | Send Email <[spout@co.thurston.wa.us](mailto:spout@co.thurston.wa.us)>

**Sent:** Sunday, August 22, 2021 11:06 AM

**To:** Andrew Deffobis <[andrew.deffobis@co.thurston.wa.us](mailto:andrew.deffobis@co.thurston.wa.us)>

**Subject:** Options A and B for marine buffers

This email was created by the County Internet web server from the email masking system. Someone from the Public has requested to contact you with the following information:

To: **Andrew Deffobis**

Subject:

From: **Meredith Rafferty**

Email (if provided): [draff8888@comcast.net](mailto:draff8888@comcast.net)

Phone: (if provided): **360-754-8510**

Message:

- 1. Where can I get information about Options A and B for marine buffers? How do the options work, get applied?**
- 2. What is the width of the marine Shoreline Jurisdiction so I can determine whether my house is within it? 250 feet?**

**From:** [Thurston County | Send Email](#)  
**To:** [Andrew Deffobis](#)  
**Subject:** Shoreline master program  
**Date:** Saturday, August 28, 2021 8:38:24 PM

---

This email was created by the County Internet web server from the email masking system. Someone from the Public has requested to contact you with the following information:

To: **Andrew Deffobis**

Subject:

From: **Pamela Holsinger-Fuchs**

Email (if provided): **pamela.holsinger.fuchs@gmail.com**

Phone: (if provided): **7158648110**

Message:

**I received a postcard to log in to a site for a virtual open house and when I do it takes me to a sports page. I fear that the link that was included on the postcard has an error in it. Can you please provide the correct link?**

**From:** [danjvaughn@gmail.com](mailto:danjvaughn@gmail.com)  
**To:** [SMP](#)  
**Subject:** Incoming SMP Comment  
**Date:** Thursday, August 26, 2021 2:32:03 PM

---

**Your Name (Optional):** Dan Vaughn

**Your email address:** danjvaughn@gmail.com

**Comment:** The SDP document is confusing to me,,,,,, Exemptions to the SDP includes: "Maintenance and repair of existing structures, ". If I need to repair my dock, say replace a few boards, does this mean I do not need any permits at all to repair my dock? I assume if under the approx \$7K limit in the SDP description. It does say "The County will issue a letter of exemption for activities which are exempt." What is this process and what are the expected costs associated with this?

I would offer that as the guidelines are being discussed this type of added information is crucial to public acceptance of the new guidelines. If we are not made aware of these issues then your org will be accused of hiding information etc..... I would like to receive an answer regarding the repairing of a dock for instance.

---

Time: August 26, 2021 at 9:31 pm

IP Address: 73.225.130.16

Contact Form URL: <https://thurstoncomments.org/comment-on-the-proposed-shoreline-code-update/>

Sent by an unverified visitor to your site.

**From:** [boblanouette@comcast.net](mailto:boblanouette@comcast.net)  
**To:** [SMP](#)  
**Subject:** Incoming SMP Comment  
**Date:** Friday, August 27, 2021 11:58:38 AM

---

**Your Name (Optional):** Bob Lanouette

**Your email address:** boblanouette@comcast.net

**Comment:** I would expect a comparison with specifics on how the update SMP is more or less restrictive than the WAC and Department of Ecology rules.

---

Time: August 27, 2021 at 6:58 pm

IP Address: 73.109.38.12

Contact Form URL: <https://thurstoncomments.org/comment-on-the-proposed-shoreline-code-update/>

Sent by an unverified visitor to your site.

**From:** [boblanouette@comcast.net](mailto:boblanouette@comcast.net)  
**To:** [SMP](#)  
**Subject:** Incoming SMP Comment  
**Date:** Friday, August 27, 2021 12:01:25 PM

---

**Your Name (Optional):** Bob Lanouette

**Your email address:** boblanouette@comcast.net

**Comment:** If for some reason my property does not comply with the new SMP what are my responsibilities?

---

Time: August 27, 2021 at 7:01 pm

IP Address: 73.109.38.12

Contact Form URL: <https://thurstoncomments.org/comment-on-the-proposed-shoreline-code-update/>

Sent by an unverified visitor to your site.

**From:** [boblanouette@comcast.net](mailto:boblanouette@comcast.net)  
**To:** [SMP](#)  
**Subject:** Incoming SMP Comment  
**Date:** Friday, August 27, 2021 12:05:51 PM

---

**Your Name (Optional):** Bob Lanouette

**Your email address:** boblanouette@comcast.net

**Comment:** If I want to make a change to the waterfront of my property, what is the impact of having some aspects of my property not in compliance?

---

Time: August 27, 2021 at 7:03 pm

IP Address: 73.109.38.12

Contact Form URL: <https://thurstoncomments.org/comment-on-the-proposed-shoreline-code-update/>

Sent by an unverified visitor to your site.

**From:** [boblanouette@comcast.net](mailto:boblanouette@comcast.net)  
**To:** [SMP](#)  
**Subject:** Incoming SMP Comment  
**Date:** Friday, August 27, 2021 12:16:27 PM

---

**Your Name (Optional):** Bob Lanouette

**Your email address:** boblanouette@comcast.net

**Comment:** 19.150.185 and 19.600.125

19.150.185 mentions "watercraft" 19.600.125 mentions "boats". At the least the two paragraphs should be consistent. In addition, many waterfront homeowners have more than five watercraft, (a boat, a fishing boat, 1 or more kayaks, canoe, paddle board). This implies a homeowner operates a Boating Facility. Is this the intent and if so, what is the purpose of this intent?

---

Time: August 27, 2021 at 7:16 pm

IP Address: 73.109.38.12

Contact Form URL: <https://thurstoncomments.org/comment-on-the-proposed-shoreline-code-update/>

Sent by an unverified visitor to your site.

**From:** [boblanouette@comcast.net](mailto:boblanouette@comcast.net)  
**To:** [SMP](#)  
**Subject:** Incoming SMP Comment  
**Date:** Friday, August 27, 2021 12:21:54 PM

---

**Your Name (Optional):** Bob Lanouette

**Your email address:** boblanouette@comcast.net

**Comment:** Shoreline Residential buffers should remain at 50 feet. That is what the majority of properties are based upon. To come into compliances with the SMP would be impractical, and an increase will have a negative impact on any new construction.

---

Time: August 27, 2021 at 7:21 pm  
IP Address: 73.109.38.12  
Contact Form URL: <https://thurstoncomments.org/comment-on-the-proposed-shoreline-code-update/>

Sent by an unverified visitor to your site.

**From:** [boblanouette@comcast.net](mailto:boblanouette@comcast.net)  
**To:** [SMP](#)  
**Subject:** Incoming SMP Comment  
**Date:** Friday, August 27, 2021 12:34:28 PM

---

**Your Name (Optional):** Bob Lanouette

**Your email address:** boblanouette@comcast.net

**Comment:** 19.500.100.C

If my activity falls into the Exemption Category, do I have to apply for an Exemption? I could not locate a process or requirement to do this.

---

Time: August 27, 2021 at 7:32 pm  
IP Address: 73.109.38.12  
Contact Form URL: <https://thurstoncomments.org/comment-on-the-proposed-shoreline-code-update/>

Sent by an unverified visitor to your site.

**From:** [boblanouette@comcast.net](mailto:boblanouette@comcast.net)  
**To:** [SMP](#)  
**Subject:** Incoming SMP Comment  
**Date:** Friday, August 27, 2021 12:42:02 PM

---

**Your Name (Optional):** Bob Lanouette

**Your email address:** boblanouette@comcast.net

**Comment:** 10.600.160.C.4.e

Grating is not conducive to a family friendly environment.

Grating should not be required on residential properties, and for sure not on water bodies that do not support salmon.

---

Time: August 27, 2021 at 7:41 pm  
IP Address: 73.109.38.12  
Contact Form URL: <https://thurstoncomments.org/comment-on-the-proposed-shoreline-code-update/>

Sent by an unverified visitor to your site.

**From:** [bobLanouette@comcast.net](mailto:bobLanouette@comcast.net)  
**To:** [SMP](#)  
**Subject:** Incoming SMP Comment  
**Date:** Friday, August 27, 2021 12:43:07 PM

---

**Your Name (Optional):** Bob Lanouette

**Your email address:** bobLanouette@comcast.net

**Comment:** Decks should be considered pervious.

---

Time: August 27, 2021 at 7:42 pm

IP Address: 73.109.38.12

Contact Form URL: <https://thurstoncomments.org/comment-on-the-proposed-shoreline-code-update/>

Sent by an unverified visitor to your site.

**From:** [rionsgroves55@gmail.com](mailto:rionsgroves55@gmail.com)  
**To:** [SMP](#)  
**Subject:** Incoming SMP Comment  
**Date:** Sunday, August 29, 2021 8:18:55 PM

---

**Your Name (Optional):** Rion Groves

**Your email address:** [rionsgroves55@gmail.com](mailto:rionsgroves55@gmail.com)

**Comment:** "New and replacement bulkheads are allowed in the proposed SMP update, subject to regulations. They are allowed primarily to protect existing structures - ONLY when other methods of shoreline stabilization are not suitable." My questions are:

1. What would happen if an existing bulkhead collapses. Is the homeowner allowed to repair and/or replace it? Are current structures grandfathered?
  2. I'm troubled by the comment "ONLY when other methods of shoreline stabilization are not suitable".... a. What are these "other methods?" b. Can you provide examples of properties where "other methods" have been applied? c. Who would determine what "other methods" are suitable? d. What process would be used to make this determination? e. Are there emergency provisions to address a collapsed bulkhead? i.e. repairs to prevent further erosion and provide bank stabilization. f. What is the methodology applied to the decision process? g. What rights does the homeowner have in the decision process? i.e. rights for homeowner to comment, rights to a hearing, rights to an appeal including higher levels of authority?
- Thank you.

---

Time: August 30, 2021 at 3:18 am

IP Address: 67.183.205.135

Contact Form URL: <https://thurstoncomments.org/comment-on-the-proposed-shoreline-code-update/>

Sent by an unverified visitor to your site.

**From:** [kirsten.joy.harma@gmail.com](mailto:kirsten.joy.harma@gmail.com)  
**To:** [SMP](#)  
**Subject:** Incoming SMP Comment  
**Date:** Sunday, August 29, 2021 8:46:20 PM

---

**Your Name (Optional):** Kirsten Harma

**Your email address:** [kirsten.joy.harma@gmail.com](mailto:kirsten.joy.harma@gmail.com)

**Comment:** Thank you for all of your work updating the Shoreline Master Program. I am a shoreline homeowner on Eld Inlet and appreciate shorelines and their values every day. As you know, shorelines provide critical functions for fish and wildlife in our region, and are being degraded at a rate faster than they can be restored - your regulations need to be as protective as possible and they need to be enforced. I would encourage you to expand the extent of the "natural" designation that has been added for Green Cove. This is a rich and rare estuary, and is essentially wild all the way from creek inlet to estuary mouth. This cove is completely unprotected outside of shoreline regulations. Please expand the "natural" designation all the way to the mouth to protect this important ecosystem before it is lost. Additionally, I support the most protective buffer width option, which appears to be "option B." Thank you for your consideration.

---

Time: August 30, 2021 at 3:46 am

IP Address: 75.172.8.175

Contact Form URL: <https://thurstoncomments.org/comment-on-the-proposed-shoreline-code-update/>

Sent by an unverified visitor to your site.

**From:** [rvmijensen@hotmail.com](mailto:rvmijensen@hotmail.com)  
**To:** [SMP](#)  
**Subject:** Incoming SMP Comment  
**Date:** Monday, August 30, 2021 7:26:45 PM

---

**Your Name (Optional):** Robert Jensen

**Your email address:** [rvmijensen@hotmail.com](mailto:rvmijensen@hotmail.com)

**Comment:** I have submitted several written and oral comments regarding the Thurston County Shoreline Master Program (TCSMP) to the Planning Commission. These advocate for restriction of residential septic systems on shoreline lakes in Thurston County. This is necessary to halt the growing incidence of toxic blue-green algae blooms on these lakes.

Today, August 30, 2021, The Olympian warned of a toxic algae bloom on Long Lake. Earlier this summer, Pattison Lake was contaminated with toxic algae blooms. The owners and visitors of these lakes were advised by the County Health Department in these circumstances, not to swim in these water bodies.

My proposal is to amend the TCSMP to: 1) regulate septic systems to eliminate their contribution to the phosphorous loading on the lakes; and 2) prohibit them in all future residential development thereon.

We must not sit by and watch the private and public enjoyment and use of these lakes disappear before our eyes. I implore the Planning Commission to incorporate this proposal into the draft TCSMP.

---

Time: August 31, 2021 at 2:26 am  
IP Address: 73.19.70.54  
Contact Form URL: <https://thurstoncomments.org/comment-on-the-proposed-shoreline-code-update/>

Sent by an unverified visitor to your site.

**From:** [rvmijensen@hotmail.com](mailto:rvmijensen@hotmail.com)  
**To:** [SMP](#)  
**Subject:** Incoming SMP Comment  
**Date:** Monday, August 30, 2021 7:38:19 PM

---

**Your Name (Optional):** Robert Jensen

**Your email address:** [rvmijensen@hotmail.com](mailto:rvmijensen@hotmail.com)

**Comment:** I have advocated in writing and orally to the Planning Commission, for amending the Thurston County Shoreline Master Program. It must regulate septic systems in the county shoreline lakes, to eliminate toxic blue-green algae blooms. These systems are the primary source of phosphorous loading on the lakes. It is well accepted: phosphorous is the limiting factor in the creation of these toxic blooms.

I propose the TCSMP be amended to: 1) regulate residential septic systems to eliminate the continuous leaking of phosphorous into the lakes; and 2) to prohibit the installation of new residential septic systems on the lakes.

We must not permit the private and public use and enjoyment of these water bodies disappear before our eyes. I implore the Planning Commission to include my proposals into the draft TCSMP.

Thank you for your consideration.

Bob Jensen  
former resident on Pattison Lake

---

Time: August 31, 2021 at 2:38 am  
IP Address: 73.19.70.54  
Contact Form URL: <https://thurstoncomments.org/comment-on-the-proposed-shoreline-code-update/>

Sent by an unverified visitor to your site.

**From:** [Thurston County | Send Email](#)  
**To:** [Andrew Deffobis](#)  
**Subject:** Marine buffers  
**Date:** Tuesday, August 31, 2021 10:30:39 AM

---

This email was created by the County Internet web server from the email masking system. Someone from the Public has requested to contact you with the following information:

To: **Andrew Deffobis**

Subject:

From: **Gary A Ritchie**

Email (if provided): **rosedoctor@comcast.net**

Phone: (if provided): **3604563438**

Message:

**How are marine buffers distances determined:  
distance from 0-tide line,  
distance from MLLW line,  
or what?**

**From:** [Thurston County | Send Email](#)  
**To:** [Andrew Deffobis](#)  
**Subject:** Virtual Open House  
**Date:** Wednesday, September 1, 2021 11:06:45 AM

---

This email was created by the County Internet web server from the email masking system. Someone from the Public has requested to contact you with the following information:

To: **Andrew Deffobis**

Subject:

From: **Fran Clifton**

Email (if provided): **karhu64@hotmail.com**

Phone: (if provided): **1-206-678-4012**

Message:

**I received an e-mail regarding a virtual open house, however the listed url does not work. What is the correct site for this open house?**

**From:** [Thurston County | Send Email](#)  
**To:** [Andrew Deffobis](#)  
**Subject:** Awesome website!  
**Date:** Wednesday, September 1, 2021 11:24:21 AM

---

This email was created by the County Internet web server from the email masking system. Someone from the Public has requested to contact you with the following information:

To: **Andrew Deffobis**

Subject:

From: **Craig Smith**

Email (if provided): **igneousrox@hotmail.com**

Phone: (if provided): **1360-280-1102**

Message:

**Andy, very snazy and informative website. I have a couple of questions:  
Where to I go to get details on SMP property type shoreline residential? Like are  
AUDs going to be allowed etc.  
Is there funding for beach rehabilitation on ROWs yet?  
Thanks and good work.**

**From:** [Thurston County | Send Email](#)  
**To:** [Andrew Deffobis](#)  
**Subject:** SMP parcel designation  
**Date:** Wednesday, September 1, 2021 8:42:23 PM

---

This email was created by the County Internet web server from the email masking system. Someone from the Public has requested to contact you with the following information:

To: **Andrew Deffobis**

Subject:

From: **Mike Wilkerson**

Email (if provided): [wilkerson.michael@me.com](mailto:wilkerson.michael@me.com)

Phone: (if provided): **3102839764**

Message:

**I am curious to learn more about the proposed designation of a parcel I own on Blue Lake inside Clearwood in Yelm. It appears that all of the properties around the lake have a proposed designation of shoreline residential, except for my parcel, that is proposed to be designated rural conservancy. The parcel is currently vacant, but the proposed setbacks under rural conservation would leave no feasible building envelope. I am sure you are swamped with similar questions and requests, but it would be great if you have a few minutes to discuss the proposed changes and how they might impact my parcel.**

Thanks,

**Mike**

**From:** [John H Woodford](#)  
**To:** [Andrew Deffobis](#); [Polly Stoker](#); [Jennifer Davis](#)  
**Subject:** SMP Virtual Open House login  
**Date:** Sunday, September 5, 2021 5:34:26 PM

---

Mr. Deffobis, Ms. Stoker and Ms. Davis,

Can one of you please give me to login for the SMP Virtual Open House? My old eyes just cannot read the small font on that postcard.

Thank you,

John Woodford

Sent from my iPad

**From:** [mcalvin2013@gmail.com](mailto:mcalvin2013@gmail.com)  
**To:** [SMP](#)  
**Subject:** Incoming SMP Comment  
**Date:** Tuesday, September 7, 2021 4:58:17 PM

---

**Your Name (Optional):** Flint Calvin

**Your email address:** mcalvin2013@gmail.com

**Comment:** We are in favor of allowing docks.

---

Time: September 7, 2021 at 11:58 pm

IP Address: 71.231.47.113

Contact Form URL: <https://thurstoncomments.org/comment-on-the-proposed-shoreline-code-update/>

Sent by an unverified visitor to your site.

**From:** [jeff.redmon](#)  
**To:** [SMP](#)  
**Cc:** [jeff.redmon](#)  
**Subject:** Thurston County Shoreline Master Program / Resident Question.  
**Date:** Thursday, September 9, 2021 10:10:06 AM

---

Good Day,

I'm a Home Owner at 2009 West Summit Lakeshore Rd., Olympia.

I reviewed the SMP on line virtual tour, and applaud the efforts to preserve our shorelines, in Thurston County and Everywhere in the NW / Nation.

I want to make sure, these NEW Guidelines / Ordinances / Laws that are being discussed and put up for Vote, that consideration is given to all Existing Lake Front Home Owners. That allow them to continue to make improvements / upgrades to protect the Quality and Value of their homes, for decades to come.

My property is a Older Cabin, that has been upgraded over the years, and may need to be Replaced at some point and time. Allowing myself, and others, to rebuild and preserve our Lake Front way of life, should not be altered in any way as these new Rules and Regulations are put into place.

Lake front property owners must be allowed to submit for improvements / upgrades / rebuilds and not meet resistance, based on the these new R & R's.

**Question: Well Home Owners on Summit Lake, based on these new rules and regulations, be able to Rebuild without huge resistance? (knowing permits and fees well need to be followed)?**

Thank you for your time and efforts to preserve our beautiful and important Thurston County Shorelines.

Please respond to my questions above asap.

Regards,

Donald C. Redmon

Sent from [Mail](#) for Windows

**From:** [Barry Halverson](#)  
**To:** [Andrew Deffobis](#)  
**Subject:** Appendix A Reach Analysis Matrix to DRAFT Inventory & Characterization Report  
**Date:** Friday, September 10, 2021 6:43:33 PM  
**Importance:** High

---

Andrew, way back in February 2021 we had an email discussion about this matrix and I talked about it at a PC Meeting. I was hoping to see it included in the DRAFT document you sent out, but it is not there. As you are aware there are numerous problems with this matrix. In particular the matrix identifies cutthroat trout, coho, searun cutthroat and winter steelhead as being in Lake Lawrence. All of which was never true and all of which was previously debunked by WDFW Fish Biologist Riley Freeman.

Question: Has this matrix been updated with accurate data? If not, why not?

Thank you,  
Barry  
253-341-6059

**From:** [l.brubaker@comcast.net](mailto:l.brubaker@comcast.net)  
**To:** [SMP](#)  
**Subject:** Incoming SMP Comment  
**Date:** Sunday, September 12, 2021 10:35:41 PM

---

**Your Name (Optional):** Larry Brubaker

**Your email address:** [l.brubaker@comcast.net](mailto:l.brubaker@comcast.net)

**Comment:** I have lived on a waterfront property on Gravelly Beach Loop for 26 years. In looking at your proposed changes to shoreline designations, I noticed that Gravelly Beach Loop and points further north on the west side of Eld Inlet are proposed to be designated as Rural Conservation, while neighborhoods to the south of us along Sunset Beach Road and Madrona Beach Road are proposed to be designated as Shoreline Residential. I don't understand why there is any difference between these areas for Shoreline designations. All of these neighborhoods have waterfront homes of similar density, with almost all waterfront parcels being already developed. Looking at areal maps, I don't see any difference in the waterfront parcel sizes, or the degree to which these parcels are already developed. So it seems very arbitrary to designate lands south of Green Cove Shoreline Residential and north of Green Cove Rural Conservation.

---

Time: September 13, 2021 at 5:35 am

IP Address: 67.168.86.78

Contact Form URL: <https://thurstoncomments.org/comment-on-the-proposed-shoreline-code-update/>

Sent by an unverified visitor to your site.

**From:** [Hackett, Pete](#)  
**To:** [Andrew Deffobis](#)  
**Cc:** [Meghan Porter](#)  
**Subject:** Shoreline Master Program tinyurl  
**Date:** Tuesday, September 14, 2021 12:00:46 PM

---

Hi Andrew,

I cannot seem to get the Tiny URL listed on the postcard to work. <https://tinyurl.com/y6n9738e> I typed it in manually several times and get "This site can't be reached" Clicking on the tinyurl link on the press release page, <https://www.thurstoncountywa.gov/tchome/pages/newsreleasedetail.aspx?List-ID=2190> , seemed to work fine.

Also, on future mailings could you please use a bit easier-to-read font.

Thanks,

Pete

Pete Hackett  
206-890-2353

**From:** [Thurston County | Send Email](#)  
**To:** [Andrew Deffobis](#)  
**Subject:** Shoreline Master Program Update  
**Date:** Tuesday, September 14, 2021 3:16:20 PM

---

This email was created by the County Internet web server from the email masking system. Someone from the Public has requested to contact you with the following information:

To: **Andrew Deffobis**

Subject:

From: **John Eric Skog**

Email (if provided): [john.skog@mtec2000.com](mailto:john.skog@mtec2000.com)

Phone: (if provided): **13603529977**

Message:

**Almost a year ago, the County completed Critical Area Review Project Number: 2020102936 Folder Sequence Number: 20-107703 XD Tax Parcel Numbers: 65303100400, 6503300700 Site Address: 3323 Boston Harbor Rd NE.**

**I'm planning a remodel and would like to add a second floor deck that extends over the existing deck. Part of the existing deck is non-conforming. Your department told me that:**

**"Additionally, attached decks, porches, and patios may be altered in their existing footprint, excluding the addition of permanent roof structures. A second floor open deck would be considered a roof structure"**

**Will this change with the new update?**

**Thanks**

**From:** [Barry Halverson](#)  
**To:** [Andrew Deffobis](#)  
**Subject:** Re: Appendix A Reach Analysis Matrix to DRAFT Inventory & Characterization Report  
**Date:** Tuesday, September 14, 2021 5:34:25 PM

---

Andrew, I have been talking about this issue since February 2021. When I first brought it up you told me you would work with WDFW to determine which lakes contained salmonoid, etc. Who at WDFW are you talking with about this? I talked with Riley Freeman, our Regional WDFW Fish Biologist back in March 2021. WDFW has a list of lakes that support salmonid/cutthroat Trout, etc. This should already be done. Frankly I'm tired of having to bring this subject up. It needs to be fixed now!

---

**From:** Andrew Deffobis <[andrew.deffobis@co.thurston.wa.us](mailto:andrew.deffobis@co.thurston.wa.us)>  
**Sent:** Tuesday, September 14, 2021 3:43 PM  
**To:** Barry Halverson <[halversonloma@hotmail.com](mailto:halversonloma@hotmail.com)>  
**Subject:** RE: Appendix A Reach Analysis Matrix to DRAFT Inventory & Characterization Report

Hi Barry,

Thanks for your e-mail. Your comments will be added to the public comment record and provided to the Planning Commission ahead of their public hearing.

The matrix has not been updated at this time. I am working with WDFW on an approach to capture which lakes in Thurston County support salmonids, and which do not. This information would be used by planners to implement the SMP. Any updated information about which lakes contain salmonid species will be published as a supplement to the I&C, [such as was done](#) for the PC public hearing draft. We are not amending the original 2013 report; any information published in the supplement would supplant the original report.

I appreciate you checking back on this; rest assured it is absolutely still on my radar.

Regards,

Andrew Deffobis, Interim Senior Planner  
Thurston County Community Planning and Economic Development Department  
2000 Lakeridge Drive SW  
Olympia, WA 98502  
Cell Phone: (360) 522-2593  
Office Phone: (360) 786-5467  
Fax: (360) 754-2939

---

**From:** Barry Halverson <[halversonloma@hotmail.com](mailto:halversonloma@hotmail.com)>  
**Sent:** Friday, September 10, 2021 6:43 PM  
**To:** Andrew Deffobis <[andrew.deffobis@co.thurston.wa.us](mailto:andrew.deffobis@co.thurston.wa.us)>

**Subject:** Appendix A Reach Analysis Matrix to DRAFT Inventory & Characterization Report

**Importance:** High

Andrew, way back in February 2021 we had an email discussion about this matrix and I talked about it at a PC Meeting. I was hoping to see it included in the DRAFT document you sent out, but it is not there. As you are aware there are numerous problems with this matrix. In particular the matrix identifies cutthroat trout, coho, searun cutthroat and winter steelhead as being in Lake Lawrence. All of which was never true and all of which was previously debunked by WDFW Fish Biologist Riley Freeman.

Question: Has this matrix been updated with accurate data? If not, why not?

Thank you,

Barry

253-341-6059

**From:** [jpisetzner@comcast.net](mailto:jpisetzner@comcast.net)  
**To:** [SMP](#)  
**Subject:** Incoming SMP Comment  
**Date:** Thursday, September 16, 2021 11:43:21 AM

---

**Your Name (Optional):** Jeffrey Pisetzner

**Your email address:** [jpisetzner@comcast.net](mailto:jpisetzner@comcast.net)

**Comment:** Greetings. My wife, Judy, and I now own 4.77 acres along the Skookumchuck river in Tenino. It's the last bit of a large diary farm that spanned both sides of the river owned by my wife's parents and grandparents dating back to 1962. They owned homes on both sides of the river at one time or another and could enjoy the sight and sound of the Skookumchuck day and night.

We now would like to build a modest home and enjoy the same pleasure, but we have learned about the most recent setbacks that would put the river out of earshot and eyesight.

For 60 years our family's presence on the river has not impacted the river environment in any lasting way - the salmon still spawn, the steelhead still run, the trout still play, and the blackberries still encroach to keep wildlife looking for new paths to the river to drink, eat, and wash.

We didn't buy the property from our family in order to stick a home by the road, but we are being pushed in that direction. I would propose that smaller homes (1,600 sq. ft. or less), with no more than three bedrooms, be exempt from the current setbacks and any future increase of them. If lot size is maintained as well as flood zoning, I don't see any practical or environmental purpose in moving small homes further away from riverfronts.

Thank you for the opportunity to provide input. I hope it is taken seriously.

Sincerely,

Jeff Pisetzner

---

Time: September 16, 2021 at 6:43 pm

IP Address: 73.35.152.83

Contact Form URL: <https://thurstoncomments.org/comment-on-the-proposed-shoreline-code-update/>

Sent by an unverified visitor to your site.

**From:** [John H Woodford](#)  
**To:** [Andrew Deffobis](#)  
**Subject:** Sharing of SMP Virtual Open House  
**Date:** Thursday, September 16, 2021 4:47:12 PM

---

Hi Andy,

Is there any plan to share questions, concerns and thoughts of responders and staff exchanges with those responders concerning the Open House with either the Planning Commissioners and the public at large?

This kind of sharing is is the primary value of any open house. Will we be seeing a truly transparent Open House? Or, will each exchange be kept secret?

Thanks,

John Woodford

Sent from my iPad

**From:** [gsdibble@gmail.com](mailto:gsdibble@gmail.com)  
**To:** [SMP](#)  
**Subject:** Incoming SMP Comment  
**Date:** Saturday, September 18, 2021 3:40:27 PM

---

**Your Name (Optional):** Greg Dibble

**Your email address:** [gsdibble@gmail.com](mailto:gsdibble@gmail.com)

**Comment:** More of a question. I have been planning to build a garage on my property which would be compliant with current setbacks and buffers. In your options, the buffer for my property will either stay the same or be increased from 50' to 85'. If I submit my plans ( drawn and engineered by a Centralia firm) before this is adopted, will I be grandfathered in if the buffer is increased? If so, when will this take effect?

---

Time: September 18, 2021 at 10:40 pm

IP Address: 71.231.45.143

Contact Form URL: <https://thurstoncomments.org/comment-on-the-proposed-shoreline-code-update/>

Sent by an unverified visitor to your site.

**From:** [Thurston County | Send Email](#)  
**To:** [Andrew Deffobis](#)  
**Subject:** Shoreline Plan - Lake St. Clair SED Designation  
**Date:** Saturday, September 18, 2021 6:34:26 AM

---

This email was created by the County Internet web server from the email masking system. Someone from the Public has requested to contact you with the following information:

To: **Andrew Deffobis**

Subject:

From: **Paul Fischer**

Email (if provided): **paul.andrew.fischer@gmail.com**

Phone: (if provided): **808-354-4312**

Message:

**I live on Lake St. Clair at 3716 Thornton Rd SE. The SED proposed is 'Natural' for my specific property address. My property (which since early 2021) has our new home built upon it is on what is called the "The Orchard". Is there a way to redesignate my property to be 'Shoreline Residential'. I am worried that the new SED will prevent my family's access to the lake due to constraints of keeping the habitat 'Natural'. I would be interested in the plan for home such as mine that were built during or after the initial review and planning of the new Shoreline Master program.**

**From:** [kirkvl@hotmail.com](mailto:kirkvl@hotmail.com)  
**To:** [SMP](#)  
**Subject:** Incoming SMP Comment  
**Date:** Sunday, September 19, 2021 8:27:27 PM

---

**Your Name (Optional):** Kirk Van Landeghen

**Your email address:** [kirkvl@hotmail.com](mailto:kirkvl@hotmail.com)

**Comment:** Pages 57&58 of 427 - I believe the Shoreline Residential buffer for Freshwater Lakes should remain at 50'. There already exists an additional 15' building setback making an effective 65' buffer. Further provisions in the proposed SMP address using pervious pavers/decks etc. to allow for water permeation. Expanding the buffer becomes a slippery slope that can continue to confiscate developable land without just compensation.

Page 114 of 427 - I agree with striking the requirement to consider alternate moorage prior to allowing piers or docks. Piers and docks are safer to access residential uses of lakes.

Page 114 of 427, C.1.e - "...approval authority may consider the length of dock required to reach an appropriate mooring depth...". What is "an appropriate mooring depth?" This sounds subjective and could use further clarification. I think the intent is good (as some shallow areas extend out further than others), but could use further expansion. For example, Black Lake drops two to three feet every summer. What would this mooring depth be based on?

Page 116 (and others) of 427 - I agree with striking the requirement for grating on lakes that do not contain salmon. Grating is inherently dangerous to children and not welcome for bare-foot water-sport activities that commence from residential docks.

Page 117 of 427 - I agree with shortening the distance between pilings in lakes to 8'. The twenty-foot requirement requires heavier beams that in turn need bigger diameter pilings that have more impact on the lake floor. Residential docks don't carry the sort of load that is needed by a 20' expansion.

Page 117 of 427, C.4.a - I agree with increasing the pier width to 6 feet from 4 feet. A six foot width is safer when boarding/disembarking watercraft.

Page 154 of 427 - I agree that decks should be considered pervious.

Thanks for taking public comment on this. It is evident a lot of thought has already gone into this Public Hearing Draft. I appreciate deleting section 19.400.35 (view blockage) in its' entirety. This violates all sorts of private property rights and made adjacent land-owners defacto owners of your property.

---

Time: September 20, 2021 at 3:27 am

IP Address: 174.204.74.135

Contact Form URL: <https://thurstoncomments.org/comment-on-the-proposed-shoreline-code-update/>

Sent by an unverified visitor to your site.



**From:** [Paul Fischer](#)  
**To:** [Andrew Deffobis](#)  
**Subject:** Re: Shoreline Plan - Lake St. Clair SED Designation  
**Date:** Wednesday, September 22, 2021 9:48:16 AM

---

Thank you Andrew. I reviewed all of the documentation that you referenced as well as "re-reviewed" the SMP documentation. Again, I am concerned that my freedom to live and enjoy my home and parcel at 3716 Thornton Rd SE, Olympia, WA 98513 will be placed in jeopardy with any new mandates or policy regarding use of the shoreline for our personal enjoyment.

Is the public hearing still scheduled for tomorrow afternoon @ 6:30 at the Lacey Community Center?

Paul

On Tue, Sep 21, 2021 at 11:49 AM Andrew Deffobis <[andrew.deffobis@co.thurston.wa.us](mailto:andrew.deffobis@co.thurston.wa.us)> wrote:

Hello Paul,

Thank you for your comments. They will be included in the public comment record and provided to the Planning Commission.

I am keeping track of requests for the county to review proposed shoreline environment designations. We will need to review your property (and the surrounding properties that make up your specific shoreline reach) alongside the criteria for assigning environment designations. You can review the criteria that was used in the SMP update beginning on page 4 of the [Shoreline Environment Designations report](#). The specific discussion of your shoreline reach (LSC-1—LSC-2) is on page 50.

I would also point you to our [inventory and characterization documents](#). This work formed the basis for assigning the shoreline designations. You can see information for Lake St. Clair throughout the Inventory & Characterization Report. Page 12 of Appendix A also provides background on what information was considered for your specific shoreline reach.

The Planning Commission will begin its review of public comment in the work sessions following their October 20 public hearing. If you have information or data about your property that would support a designation of Shoreline Residential, based on the designation criteria, please feel free to send it my way.

Regards,

Andrew Deffobis, Interim Senior Planner

Thurston County Community Planning and Economic Development Department

2000 Lakeridge Drive SW

Olympia, WA 98502

Cell Phone: (360) 522-2593

Office Phone: (360) 786-5467

Fax: (360) 754-2939

---

**From:** Thurston County | Send Email <[spout@co.thurston.wa.us](mailto:spout@co.thurston.wa.us)>

**Sent:** Saturday, September 18, 2021 6:34 AM

**To:** Andrew Deffobis <[andrew.deffobis@co.thurston.wa.us](mailto:andrew.deffobis@co.thurston.wa.us)>

**Subject:** Shoreline Plan - Lake St. Clair SED Designation

This email was created by the County Internet web server from the email masking system. Someone from the Public has requested to contact you with the following information:

To: **Andrew Deffobis**

Subject:

From: **Paul Fischer**

Email (if provided): [paul.andrew.fischer@gmail.com](mailto:paul.andrew.fischer@gmail.com)

Phone: (if provided): **808-354-4312**

Message:

**I live on Lake St. Clair at 3716 Thornton Rd SE. The SED proposed is 'Natural' for my specific property address. My property (which since early 2021) has our new home built upon it is on what is called the "The Orchard". Is there a way to redesignate my property to be 'Shoreline Residential'. I am worried that the new SED will prevent my family's access to the lake due to constraints of keeping the habitat 'Natural'. I would be interested in the plan for home such as mine that were built during or after the initial review and planning of the new Shoreline Master program.**



**From:** [John Woodford](#)  
**To:** [Andrew Deffobis](#)  
**Subject:** Coalition key issues  
**Date:** Wednesday, September 22, 2021 5:54:48 PM  
**Attachments:** [SMP.Opn.Hus.Issues.pdf](#)

---

Hi Andy,

This is the list of Coalition key issues that I will pass out to those attending the Community meeting tomorrow evening.

I didn't want it to be a last minute notice if you first saw it at the Lacey Community Center. I know that it's still quite late, but I've just finished writing the document.

See you tomorrow,  
John

# Thurston County Shoreline Stakeholders Coalition

7541 Holmes Island Rd SE, Olympia, WA 98503-4026

September 23, 2021

To: Thurston County shoreline residents,

From: John H Woodford, Chairman

Re: Coalition's Key Shoreline Master Program (SMP) Issues

Neighbors,

The CPED Community Planning staff is currently hosting the virtual **SMP Open House** online **now...until October 20, 2021**. At **7:00 PM, October 20**, the Planning Commission will hold the **Public Hearing** on the SMP. Now is the time to get involved, ask questions and make your thoughts and concerns known. Log into the Open House:

<https://www.thurstoncountywa.gov/planning/Pages/shorelines-update-open-house.aspx>

Take a good look the SMP Open House Fact Sheets, Maps and Posters...then contact Planning staff with your concerns and questions. The very first document listed on the SMP Virtual Open House home page is ***Shoreline Master Program Public Hearing Draft (PDF)***...just click on it.

On this SMP draft you will find yellow highlighted text boxes, such as *Staff note*, *Option for Public Hearing*, *Planning Commission Option*, etc. These options are important. They represent issues not yet pinned down in the SMP. Both the Planning staff and the Planning Commission will look closely at the number and content of the public communication.

I am going to first address key **yellow highlighted text boxes** and state the Coalition's position. Please relay your thoughts on these issues to the Planning staff; email Andrew Deffobis.

- 1) Ch 19.400.100. The labeling of all existing legally built homes and/or accessory structures already located within the buffer should be "conforming," not "legally non-conforming." State law recognizes these structures as "conforming." So should Thurston County. This is a hot button issue with lots of people.
- 2) Ch 19.400.120. Buffer widths should stay as presented in this July 28, 2021, draft SMP. Shoreline Residential buffer widths should be 50-feet for both marine and lake properties...as they have been since the 1990 SMP, and longer.
- 3) Ch 19.400.120.D.1.b. and Appendix B, Section B.2.c. Decks and Viewing Platforms properly constructed to be pervious should not be required to be "...adjacent to residential structures..." There should be no limit on size or location and there should be no requirement for a shoreline variance to build such a deck.
- 4) Ch 19.400.120.D.1.e. We agree with the Option. Limit water-oriented accessory storage structures to residential uses only.
- 5) Ch 19.500.075 and 19.500.100.B.2. We agree with the Options: Substantial Developments Permits, Conditional Use Permits and Variances should be processed administratively rather than having to undergo a public hearing before the Hearing Examiner.

- 6) Ch 19.600.150. The Coalition supports the option to prohibit industrial development in Shoreline Residential Environmental Designations.
- 7) Ch 19.600.160.C.1.r., Ch 19.600.160.C.4.f. and Ch 19.600.160.C.5. We agree with each of these Options. Strike the requirement for pier, dock, float or ramp grating on lakes that do not contain salmon.
- 8) Ch 19.600.160.C.3.b. We agree with this Public Hearing Option, *“Consider a shorter distance (than the specified 20-foot spacing) for spacing of residential pilings (supporting piers and/or docks) in lakes...”* 8-foot spacing is a move in the right direction; we would like to see 6-foot.
- 9) Ch 19.600.160.C.4.a. Again, we agree with this Public Hearing Option...and more. The maximum width of single-use and joint-use piers should be 8-feet, and more if the applicant can demonstrate the need.

Additional **Coalition Key Issues**, not necessarily listed here in any order of priority, that also require resolution at the Planning Commission Public Hearing include:

- 10) Nothing in the Thurston County SMP should be more restrictive than State requirements.
- 11) A companion pamphlet must be completed simultaneously with the SMP to guide the public through the SMP requirements, including development restrictions, acceptable native plants for the buffer (with specific examples), and permitting requirements. Without the guidelines that the pamphlet can provide, property owners will be at a loss to understand the regulations, requirements and restrictions buried deep within the full-blown SMP document.
- 12) The Shoreline Environmental Designation (de facto, the zoning) of any property should not be changed to a more restrictive classification or added to the SMP jurisdiction without due process. Some 2,700 properties are facing this new designation or re-designation. This issue must be resolved for each one of these properties before the SMP moves forward. Open House Fact Sheets #3 and #10 present some SED information, but nothing about how to determine your SED or to appeal a new designation. Check your property’s SED on the characterization map: <https://thurston.maps.arcgis.com/.../webapp.../index.html...> If you oppose the re-designation contact the Planning staff immediately.
- 13) Staff has begun to acknowledge that different environmental conditions exist for a) marine waters, b) streams/rivers and c) lakes in the County...and amending the SMP to address those differences. Yet, even more is required. Establish fresh water (lake) requirements for decks, docks, piers, floats and bulkheads and address the unique habitat characteristics associated with shoreline residential use. Maximum dimensions must be increased for single use piers, and floats (both mooring and recreational) in Shoreline Residential SEDs; docks with their piers, ramps and floats on lakes are places of water access for swimming, fishing and other water-oriented family play and enjoyment.
- 14) In the SMP, *Buffer* is defined as *“a non-clearing area established to protect the integrity, functions and values of the affected critical area or shoreline...”* What if your waterfront yard is a lawn? Is it a buffer? ...a setback? This needs to be clarified.
- 15) Several changes should be made to the chapter “Definitions.” Examples include - Add: *Conforming, Eutrophic Lakes, and Letter of Exemption.* Delete: *(Legally) Nonconforming.*

- 16) There are several Unnamed Lakes, Unnamed Ponds and Unnamed Mines listed in Ch 19.200 as lakes now subject to the County's SMP. How are property owners adjacent these lakes, ponds and mines going to know that they are now subject to this new designation? Without names, known to all, these water bodies should not be included in the SMP jurisdiction.
- 17) In the policy statements, Ch 19.300, and development standards, Ch 19.600, concerning public access to publicly owned areas of the shoreline, there is no mention of ADA compliance. Why not?
- 18) Pollution of Thurston County waters is only addressed in passing in the in this draft SMP...whether that pollution comes from:
  - a) Faulty or inappropriately located septic systems,
  - b) Use of inappropriate lawn and/or garden fertilizers, and/or
  - c) Stormwater runoff directly into the County's marine waters, lakes and rivers should not be allowed. For example, here on Long Lake there are thirteen outfall pipes that drain from County roads into the lake...most of these outfalls drain directly into the lake with no pretreatment. Stormwater runoff accounts for 75% of the pollution of our waters.
- 19) The Planning staff should provide new goals to ban the use of plastics by the shellfish industry on Thurston County tidelands and to establish new operational guidelines.

And finally, please remember, as I've pointed out many times in the past, the *Cumulative Impacts Analysis of Thurston County's Shoreline Master Program* states that **Shoreline Residential SED properties accounts for only 3.5% of the total County shoreline acreage.** Rural Conservancy accounts for 63.5%, Natural – 31.9% and Urban Conservancy – 1.1%. Further, the vast majority of parcels located in Shoreline Residential SEDs are already built out; there are very few vacant parcels available for new development. Our existing shoreline residential properties should not bear the brunt of these very restrictive regulations.

Give your fullest consideration of these key issues...and anything else that is of special interest to you. Express your concerns at the virtual Open House and at the Public Hearing.

The **virtual Open House** is "open" now; the login is noted in the first paragraph of this letter. The **Public Hearing** is at 7:00 PM, October 20, 2021, at the County Courthouse complex. Important emails:

- Planning Commission: address to the Planning Commission and send to: [polly.stoker@co.thurston.wa.us](mailto:polly.stoker@co.thurston.wa.us)
- Planning staff – Andrew Deffobis, Interim Senior Planner: [andrew.deffobis@co.thurston.wa.us](mailto:andrew.deffobis@co.thurston.wa.us) and/or (360) 786-5467
- The Coalition – me: [jwoodford.aia@gmail.com](mailto:jwoodford.aia@gmail.com)

Respectfully,

John H. Woodford

**From:** [Paul Fischer](#)  
**To:** [Andrew Deffobis](#)  
**Subject:** Shoreline File for 3716 Thornton Rd SE  
**Date:** Thursday, September 23, 2021 5:54:15 PM  
**Attachments:** [County Shoreline Presentation.pptx](#)

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Andrew, you have been very helpful. I am going to hand you a hardcopy of the enclosed file regarding. Needing the Shoreline Assessment for 3716 Thornton Rd SE, Olympia, WA 98513 (Lake St. Clair) adjusted. I believe it is an oversight by the initial planning effort in designating a property plat that was zoned residential/rural when we purchased the property and obtained the building permits/occupancy permits.

Please ensure that the designation is changed for our property as it is designated for my neighbors.

Paul Fischer

# Shoreline Designations in the Proposed SMP

Thurston County, WA



### LEGEND

**Layers**

- Thurston Parcels
- Proposed Designations
  - Natural
  - Rural Conservancy
  - Urban Conservancy
  - Shoreline Residential
  - Aquatic
  - Under Review
- Current Designations
  - Natural
  - Conservancy
  - Rural
  - Suburban
  - Urban

# Shoreline Designations in the Proposed SMP

Thurston County, WA

Find an address or place

+

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Y

Home

**Recent House Build  
3716 Thornton Rd SE  
Olympia, WA 98513**



### LEGEND

Layers

- Thurston Parcels
- Proposed Designations
  - Natural
  - Rural Conservancy
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  - Natural
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200ft

# Shoreline Designations in the Proposed SMP

Thurston County, WA

Find an address or place

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Y

Home

**Recent House Build  
3716 Thornton Rd SE  
Olympia, WA 98513**



### LEGEND

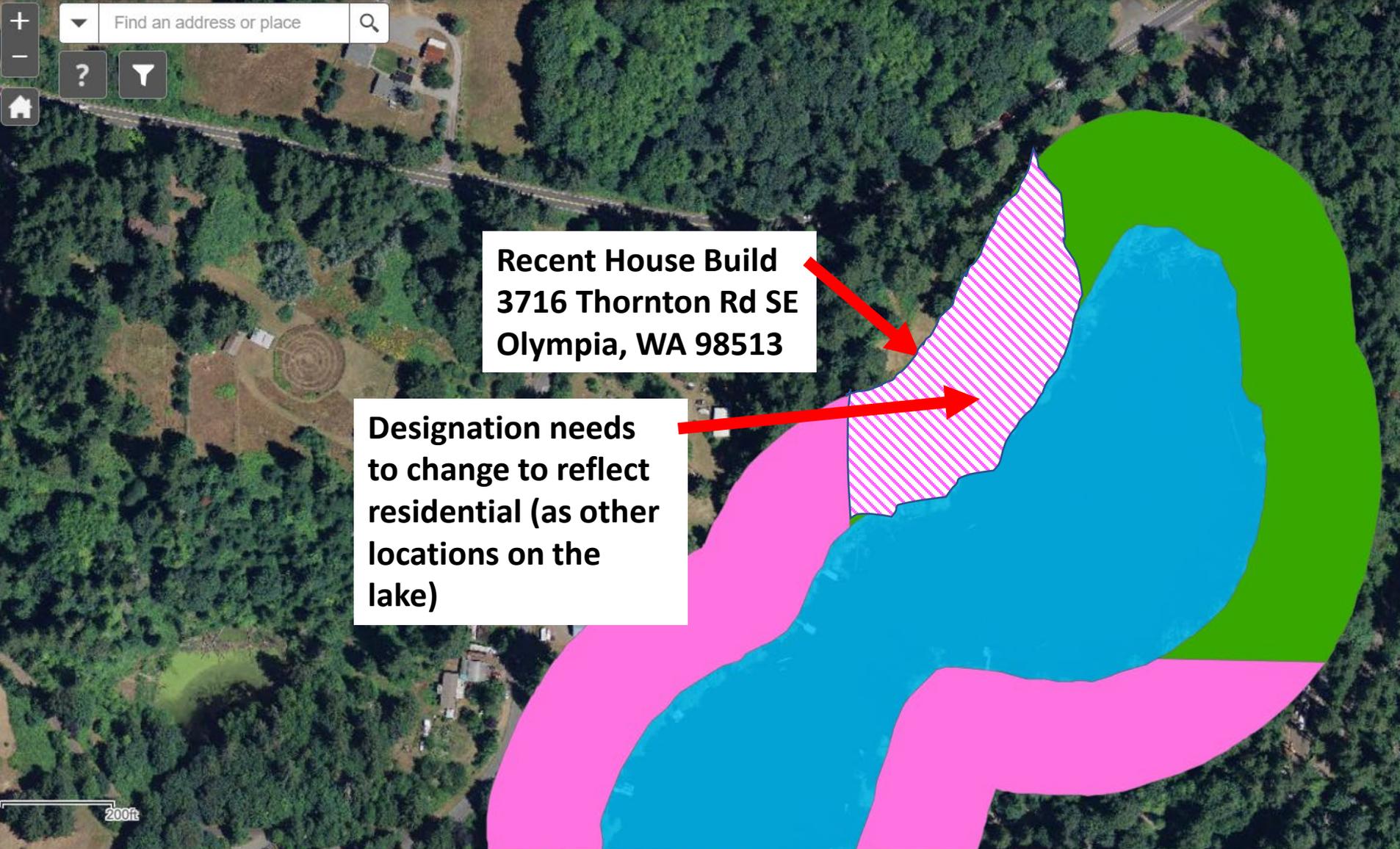
Layers

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200ft

# Shoreline Designations in the Proposed SMP

Thurston County, WA



**Recent House Build  
3716 Thornton Rd SE  
Olympia, WA 98513**

**Designation needs  
to change to reflect  
residential (as other  
locations on the  
lake)**

### LEGEND

**Layers**

- Thurston Parcels
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  - Natural
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  - Aquatic
  - Under Review
- Current Designations
  - Natural
  - Conservancy
  - Rural
  - Suburban
  - Urban

**From:** [jfordneywolfe@gmail.com](mailto:jfordneywolfe@gmail.com)  
**To:** [SMP](#)  
**Subject:** Incoming SMP Comment  
**Date:** Thursday, September 23, 2021 7:45:10 PM

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**Your Name (Optional):** Joseph Wolfe

**Your email address:** [jfordneywolfe@gmail.com](mailto:jfordneywolfe@gmail.com)

**Comment:** Thank you for the forum.

I am concerned with the proposed 75' setback. I would like that setback to remain 50'.

Please do not increase the setback, as it will complicate maintenance, including yard maintenance and and septic system maintenance for many landowners. This does not make sense, as well maintained lands, buildings and septic systems are much more protective of our waters and shorelines that those that are not.

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Time: September 24, 2021 at 2:45 am

IP Address: 50.248.205.209

Contact Form URL: <https://thurstoncomments.org/comment-on-the-proposed-shoreline-code-update/>

Sent by an unverified visitor to your site.

**From:** [Thurston County | Send Email](#)  
**To:** [Andrew Deffobis](#)  
**Subject:** Unincorporated Thurston County  
**Date:** Friday, September 24, 2021 11:16:22 AM

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This email was created by the County Internet web server from the email masking system. Someone from the Public has requested to contact you with the following information:

To: **Andrew Deffobis**

Subject:

From: **Emma**

Email (if provided): **emma.d.hyde@gmail.com**

Phone: (if provided): **2537534822**

Message:

**I really did not see anything in the slideshow that explains storage structure size in Unincorporated Thurston County in the 250ft buffer zone. It has been confusing for me and my neighbors out here on the size we are permitted. I was told by a lady in the permit office that its 250ft not 50ft buffer from high watermark. Which I found confusing and stopped looking into it.**

**From:** [Donovan & Meredith Rafferty](#)  
**To:** [Andrew Deffobis](#)  
**Subject:** Detailed map of proposed shoreline designations in Boston Harbor area  
**Date:** Friday, September 24, 2021 4:20:08 PM

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As residents in Boston Harbor, we are trying to identify the Boston Harbor properties at the points where the proposed SEDs change between Rural Conservancy, Residential Shoreline, and Natural. The maps we have so far are not detailed enough to determine this. Could you help with this information? Perhaps provide a detailed parcel map of the area that is marked with the proposed SEDs?

Thank you,  
Meredith Rafferty  
360-754-8510