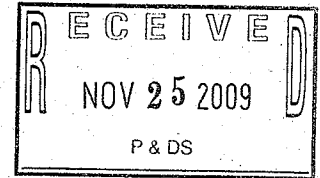




Snohomish County
Planning and Development Services



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November 23, 2009

Joseph W. Tovar, FAICP, Director,
Planning and Development Services
City of Shoreline
17500 Midvale Ave. NE
Shoreline, WA 98133

SUBJECT: Draft SEIS for Shoreline's Point Wells Subarea Plan and pre-annexation zoning

Dear Mr. Tovar:

Thank you for the opportunity to comment on the city of Shoreline's Draft Supplemental Environmental Impact Statement for the city's proposed Point Wells Subarea Plan and pre-annexation zoning. We agree with the city's threshold determination and intended adoption of Snohomish County's Supplemental Environmental Impact Statement (SEIS) prepared for the Paramount of Washington, LLC Final Docket XIII Comprehensive Plan Amendment.

However, with regards to the city's supplemental traffic analysis prepared for this proposed action, the county maintains that the original transportation analysis in the county's SEIS represents a realistic assessment of potential transportation impacts and mitigation associated with the county's Urban Center comprehensive plan designation for Point Wells.

The transportation analysis in the county's SEIS used a travel demand model which was set up in a manner consistent with the Puget Sound Regional Council's (PSRC) model. The county's model uses PSRC's regional trip generation, trip distribution and mode choice models. The resulting vehicle trip tables were converted to the county's microanalysis zones and used in determining traffic volumes and travel patterns in the study area in order to recommend an appropriate set of transportation facility improvements. The county is confident that the assumptions used in the modeling and the resulting analysis and conclusions in the county's SEIS provide a reasonable set of potential transportation mitigation measures to support the county's comprehensive plan designation of Urban Center at Point Wells.

Once again, thank you for the opportunity to comment on the Draft SEIS. Please contact me if you have any questions.

Sincerely,



Larry W. Adamson, AICP
Acting Planning and Development Services Director

cc: Brian Parry, Executive Director, Snohomish County
John Moffat, Deputy Prosecuting Attorney, Snohomish County
Bobann Fogard, TES Director, Public Works, Snohomish County
Douglas McCormick, Supervisor, Public Works, Snohomish County
Jacqueline Reid, AICP, Supervisor, PDS, Snohomish County