

## Lauren Hollenbeck

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**From:** Community Development Email  
**Sent:** Monday, May 16, 2022 8:10 AM  
**To:** Lauren Hollenbeck  
**Subject:** FW: Comments on Camas Business Park proposal (LI/BP21-01) 4707 and 4723 NW Lake Road

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged



**Madeline Sutherland, AICP**

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**From:** Dave Miller <davem98607@yahoo.com>  
**Sent:** Friday, May 13, 2022 6:39 PM  
**To:** Community Development Email <communitydevelopment@cityofcamas.us>  
**Subject:** Comments on Camas Business Park proposal (LI/BP21-01) 4707 and 4723 NW Lake Road

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My name is Dave Miller and I live at 3509 NW 3rd Ave, Camas, WA 98607

I have several comments on the project:

- Landscape plan (starting on page 63)

If Camas is ever going to be sustainable in the long term, most of the plants used in its developments need to be native. Native plants are adapted to our local climate and thus need minimal to no irrigation, fertilization, pesticides, etc. And of course the native wildlife and insects are dependent on these plants -- they have given life to each other for thousands of years. I plead with you to require that the majority of landscape plants across the entire site be native. I would be happy to help the applicant to find equivalent native plants for each non-native species that they are proposing.

- Living snags

Many native creatures require dead or dying trees for nesting, roosting, food, etc. If at all possible in the wetland areas, instead of completely removing a dead or dying tree, consider cutting off the top 1/3 of the tree, leaving some live branches (if there are any). This will create a "living snag" which will last much longer than a completely dead tree. Also by cutting off the

top 1/3 it is less likely to harm something/someone when it does finally fall. See page 5 in this WDFW document:

[https://wdfw.wa.gov/sites/default/files/2020-07/snags-the\\_wildlife\\_tree-1.pdf](https://wdfw.wa.gov/sites/default/files/2020-07/snags-the_wildlife_tree-1.pdf)

- Eco roof

There are many advantages to having an eco/living/green roof on a building - reduced runoff, better insulation, longer roof life, etc. Also with a wetland nearby, many birds will visit a green roof. If you don't already have some, the city should provide incentives for building owners to build buildings with green roofs. With 22 acres of flat roof, this project would be ideal for an eco roof design. The city of Portland has been doing this for many years and has some good resources:

<https://www.portlandoregon.gov/bes/44422>

Regards,

Dave Miller  
3509 NW 3rd Ave  
Camas, WA 98607