

Shell gas station Design Commission- work session:

5/13/2021 6pm

Applicant Summary

1. Trees:
 - a. removal permit will be a part of DC approval at future Hearing: excavation will require tree removal with tree replacement (remove 2 and replace with 2);
 - i. We have worked with the City arborist to provide proper tree re-planting. See the submitted tree replanting plan with the Silva Cell Technology.
2. Need to research contamination
 - a. Proposing soldier pile wall – will excavate and collect soil samples; clean up soil & site; contracting with Aspect to look into contamination; there may be a environmental covenant under the street;
 - i. OK, thank you.
 - ii. The SEPA review with the City has been completed, resulting in a Mitigated Determination of Non Significance (MDNS) for the proposed interim cleanup action. The final remedy (covenants or other actions) for the Site will be dependent on the results of confirmation soil and groundwater sampling following the interim cleanup action.
3. Signage:
 - a. Proposing new sign above the entrance doors. Need to see proposed wall signage.
 - i. No signage proposed. The client does not intend on adding signage at the front door.
 - b. No sign is allowed on the Western façade.
 - i. Sign removed
 - c. Lighting: red internal LED illuminated light string along the entire canopy except facing the building
 - i. Correct. That is what is provided.
4. Parking:
 - a. 4.8 stalls required per code
 - b. 6 total proposed with 2 EV charging stations
 - c. Want to designate 1 as EV only and the other EV as open to all vehicles to satisfy the 4.8 (5) stall requirement
 - i. Correct, that what is proposed.
5. Façade:
 - a. West façade revision: proposed glazing/windows 19 feet
 - i. There is an existing window that we were going to remove. However, we will replace this window with a new energy efficient storefront window to match the existing windows. This will satisfy the requirements. See updated elevation.
 - b. South façade – blank wall; screening to the south and cedar fence
 - i. The updated site plan shows the added landscaping and cedar fence screening as suggested by the design review committee.
 - c. North: entrance door
 - i. Want to see the interior layout to see why the door location was chosen

