

**BLACK DIAMOND MPD HEARINGS EXHIBIT LIST**  
**Exhibits submitted at hearing through July 16, 2011**  
**The Villages/Lawson Development Agreements**

*Note: All the exhibits identified below have been admitted into the record during hearing and no further objections to admissibility will be taken. Once the verbal comment portion of the hearings are completed the exhibits submitted outside the verbal portion of the hearing will be added to the exhibit list. As to exhibits submitted outside the verbal portion of the hearing, parties (those who submitted written or verbal testimony) will have at least 72 hours from posting of the exhibit list to object. The deadline for submitting objections will be identified when the exhibit list is reposted.*

<b>No.</b>	<b>Type of Record</b>	<b>Date</b>	<b>Sender</b>	<b>Recipient(s)</b>	<b>Subject</b>
1	Development Agreement: The Villages	07/11/2011	Yarrow Bay	Black Diamond	Development agreements Include exhibit E, municipal code
2	Development Agreement: Lawson Hills	07/11/2011	Yarrow Bay	Black Diamond	Include exhibit E, municipal code
3	Staff Report w/ 13 attachments	07/11/2011	City of Black Diamond	Black Diamond	Staff Report done by city of Black Diamond with 13 attachments. Attachment 13 is submitted citizen letters.
3-13a	Comment Letter	01/07/2011	Jason Paulsen	Mayor Olness and Council Members	Comments on development agreements including open space matters and rural importance
3-13b	Comment Letter w/attachments	01/06/2011	John Starbard, Director of King County Department of Development and Environment Services	Steve Pilcher, City of Black Diamond	Follow-up to the responses of the FEIS to King County and comments on the DEIS. Attachment 1: Comments on draft EIS, 14 pgs. Attachment 2: Comments on MPD, 11 pgs.
3-13c	Comment Letter	01/03/2011	Gene Duvernoy, President, Cascade	Steve Pilcher, City of Black Diamond	Cascade Land Conservancy comments/concerns on Draft Villages

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			Land Conservancy		Development Agreement and School Mitigation Agreement
3-13d	Comment Letter	01/03/2011	Peter Rimbo	Steve Pilcher, Andy Williamson	<i>Citizens Technical Team</i> suggested changes to draft development agreements
3-13e	Comment Letter	11/05/2010	Peter Rimbo, Technical Team Leader	Steve Pilcher	Initial comments by Technical Team that reviewed DRAFT Development Agreements
3-13f	Comment Letter	11/11/2010	Karen Walter, Watersheds and Land Use Team Leader, Muckleshoot Indian Tribe	Steve Pilcher	Comments from Muckleshoot Indian Tribe Fisheries Division on draft agreements
3-13g	Notice of Agreement	11/05/2010	Christy Todd, City Attorney, Maple Valley	Steve Pilcher and Andy Williamson	Notice of agreement between YarrowBay and city of Maple Valley
3-13h	Comment Letter	11/05/2010	Steve Marshall	Steve Pilcher	Comments on Lawson Hills and The Villages Developments. Water table issues.
3-13i	Comment Letter	Undated	Vicki Harp	City of Black Diamond	Comments on Development Agreements
3-13j	Comment Letter	11/03/2010	David Johnston, City Manager, Maple Valley	Mayor Rebecca Olness	Issues with set-up of hearings for government testimonies
3-13k	Comment Letter	10/28/2010	Lance Seyer	Steve Pilcher	Comments on concern for taxpayers regarding the Development Agreements
3-13l	Comment Letter	10/18/2010	Kathy Lange	Steve Pilcher	Thank-you letter to Steve Pilcher
3-13m	Comment Letter	06/19/2011	Shirley VonWalter	Steve Pilcher	Suggestion to include a nursery in the development plans
3-13n	Comment Letter	06/17/2011	Kristen Bryant,	Steve Pilcher and Phil	Comments on the impacts of the

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			Save Black Diamond	Olbrechts	Development Agreements
3-13o	Comment Letter	06/14/2011	Mike Bertsch	City of Black Diamond	Opposition to the proposed development agreement
3-13p	Comment Letter	06/02/2011	Bob Rothschilds	Andy Williamson	Comments on stormwater sections of Development Agreements
3-13q	Comment Letter Respns	06/02/2011	Stacey Borland, Associate Planner, Black Diamond	Karen Walter, Watersheds and Land Use Team Leader, Muckleshoot Indian Tribe	Response to Muckleshoot Indian Tribe Comment Letter
3-13r	Comment Letter	05/23/2011	Gretchen and Michael Buet	Black Diamond	Comment encouraging the downsize of the development plan
3-13s	Comment Letter	05/23/2011	Ty Peterson, Community Development Planner, Maple Valley	Steve Pilcher	Maple Valley comments on the development agreements
3-13t	Comment Letter	05/23/2011	Denise Stiffarm, K&L Gates LLP	City of Black Diamond Hearing Examiner	Comments by Enumclaw School District regarding development agreements
3-13u	Comment Letter	05/19/2011	Richard Hart, Community Development Director, City of Covington	Steve Pilcher	Comments by city of Covington regarding agreements made between the city and YarrowBay
3-13v	Agreement between YarrowBay and City of Covington	05/19/2011	Megan Nelson	Mayor Olness, City Council	Copy of agreement reached between YarrowBay and the city of Covington regarding traffic mitigation measures
3-13w	Comment Letter	05/12/2011	Karen Walter, Watersheds and Land Use Team	Steve Pilcher	Comments on the impacts of the developments on water areas, specifically Crisp Creek etc.

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			Leader, Muckleshoot Indian Tribe		
3-13x	Comment Letter	05/13/2011	John Starbard, Director of King County Department of Development and Environment Services	Steve Pilcher	Comments on concern over proposed location of new facilities within rural areas.
3-13y	Comment Letter	04/09/2011	Lance Seyer	Steve Pilcher	Opposition to the development agreement and large-scale development
3-13z	Email	06/15/2011	Jack and Peggy Sperry	Steve Pilcher	Desire to become a Parties of Record
3-13aa	Email (2)	06/14/2011	William and Cynthia Wheeler	Steve Pilcher	Party of Record Request
3-13bb	Email	06/14/2011	Cindy Proctor	Steve Pilcher	Party of Record Request
3-13cc	Email	06/14/2011	Bob Edelman	Steve Pilcher	Party of Record Request
4	Errata Sheet to Development agreements	07/11/2011	City of Black Diamond	Black Diamond	Changes to Development Agreement
5	Letter	07/11/2011	David Ambur	Black Diamond	Comments on cost to people of Black Diamond from development
6	Letter	07/11/2011	Ty Peterson, Community Development Director: Maple Valley	Steve Pilcher, Black Diamond	Public Hearing Comments from the City of Maple Valley for the Villages and Lawson Hills Development
7 A-I	Conceptual site Plan: The Villages and Lawson Hills	07/11/2011	Yarrow Bay	Black Diamond	Site Plans for each development area

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8	Guide to MPD Design and Build-Out	07/11/2011	Yarrow Bay	Black Diamond	Guide to the development agreements that focuses on public concerns that have been brought up previously. Created by Yarrow Bay
9 A-B	2 aerial photos	07/11/2011	Robert Taeschner	Black Diamond	Aerial photos of city of Ur
10	Written Statement	07/11/2011	Ron Taylor	Black Diamond	Lack of specificity in planning agreements
11	Written Statement	07/11/2011	Jacqueline Taeschner	Black Diamond	Preservation of Black Diamond, "A Wish For All Owners of This Land"
12	Comment Letter	07/12/2011	Matthew and Tiffanie McGibney	Black Diamond	Comments on objections to master development plans
13	Email Exchange	06/21/2010	Nancy Rogers	Mike Kenyon	Final revised conditions for Villages and Lawson
14	Written Statement	07/13/2011	Gomer Evans	Black Diamond	Statement in support of the development agreement
15	Written Statement	07/13/2011	Jay McElroy	Phil Olbrechts	Public Testimony on issues with development agreements
16	Comment Letter	07/12/2011	Pat Traub	Black Diamond	Comments on development plan
17	Comment Letter	07/13/2011	Jim Mendel, Enumclaw resident	Black Diamond	Comments on development plan
18	Maps of water system	07/13/2011	Peggy Sperry	Black Diamond	Maps detailing areas of Covington water district overlapping within City of Black Diamond
19 A-B	Written Statement and Map of Golden River Development	07/13/2011	Michael Fettig	Black Diamond	Written Statement on development plans and Map of example MPD from Sacramento area
20	Written Testimony	07/16/2011	Rich Ostrowski	Black Diamond	Testimony for the Villages and Lawson Hills Development Agreement
21	Enumclaw Tri-Party School	07/14/2011	Ostrowski	Black Diamond	Tri-Party School Agreement

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	Agreement				
22	Comment Letter	07/14/2011	William Burridge	Black Diamond	Comments on development agreements
23	Lawson Hills EIS	07/14/2011	Hearing Examiner	Black Diamond	Environmental impact statement
24	The Villages EIS	07/14/2011	Hearing Examiner	Black Diamond	Environmental impact statement
25	Comment Letter	07/14/2011	Gwenn Maxfield, General Manager, Covington Water District	Black Diamond	Comments on the Development Agreement for “the Villages” Master Plan Development
26	News Article	10/20/2010	Alice Baird	Black Diamond	“Unincorporated King County Roads Need Major Overhaul, Strategic Plan Says” Green Valley Rd. KIROTV.com
27	News Article	12/30/2010	_	Black Diamond	“Half Moon Bay Faces Financial Brink” <i>The Wall Street Journal</i>
28	Enumclaw School District Website	07/14/2011	_	Black Diamond	Summary of Comprehensive School Mitigation Agreement
29	News Article	07/08/2011	-	Black Diamond	“Proposed developments will be a burden” from <i>Maple Valley Report</i>
30	Strategy for Traffic Calming	11/29/2010	Alice Baird	Black Diamond	SE Green Valley Road: Traffic Calming Strategies prepared by Parametrix
31	Written Statement	07/14/2011	Carol Benson	Black Diamond	Comments on fiscal impact analysis and funding agreement
32	Written Comment	07/14/2011	Robert Edelman	Black Diamond	Violation of Contiguity Requirement
33	Written Comment	07/14/2011	Robert Edelman	Black Diamond	Exhibit “E” is Deficient
33 B	Written Testimony	07/14/2011	Robert Edelman	Black Diamond	Abbreviated testimony on the MPD Funding Agreement
34	Map	07/16/2011	Gil Bortleson	Black Diamond	Figure 4.3 “Potential Coal Mine Hazard Areas”
35	Petition	07/16/2011	Maple Valley	Phil Olbrechts, Steve Pilcher, Black Diamond	Inclusion of Black Diamond/Ravensdale/Landsburg

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				City Council	/Hobart/Issaquah Road into Parametric Traffic Study
36	Newsletter	07/15/2011	Karen Meador	Black Diamond	King County Historical Organization The Heritage Advisor
37	Written Statement and Email Exchange	07/16/2011	Cindy Wheeler	Black Diamond	Oral Testimony and Email Exchange regarding Water Quality committee
38	Written Statement	07/16/2011	Joe Lombardo	Black Diamond	Agreement with proposed development
39	Written Statement	07/16/2011	Thomas Skaanland	Black Diamond	Bicycling Options
40	Written Testimony	07/16/2011	Brian Derdowski	Phil Olbrechts	Testimony on development Agreement
41	Design Standards	07/16/2011	Brian Derdowski	Black Diamond	Gig Harbor Design Standards and Review
42	Permit Fees	07/16/2011	Melanie Gauthier	Black Diamond	City of Chalan: Planning and Building Development
43	Written Statement	07/16/2011	E.B. Sam Pace, Jr.	Black Diamond	Written Public Hearing Testimony on the Development Agreement
44	Written Statement	07/14/2011	Valerie and Shane Brazier	Phil Olbrechts	Written comments regarding development agreements