

30c.

Perteet response to YarrowBay letter

July 21, 2014

Andy Williamson

From: Jason Walker <jwalker@perteet.com>
Sent: Monday, July 21, 2014 3:55 PM
To: Andy Williamson
Subject: June 25, 2014 letter from Yarrowbay Holdings and Lot Line Adjustment for PH 1A Parcel #1521069103

Hi Andy,

Reviewing the June 25, 2014 letter from Yarrowbay Holdings, I agree that some activities requiring limited vegetation removal will need to occur in the buffers, including trail and infiltration system installation, but the remaining buffer vegetation shall be protected from clearing. My statement included in their letter provides some clarification to this question. I generally agree with the approach summarized by Yarrowbay Holdings in italicized text on Page 2; however, an emphasis on protecting existing vegetation is needed. I request that the MDRT wetland consultant be present when clearing activities are conducted in buffers to verify that only necessary and unavoidable disturbances to existing vegetation are created for the purposes of installing trails and infiltration systems. If that condition can be added I think this is a reasonable approach.

Secondly, I received in my mail today documents relating to the lot line adjustment of PLN14-0021 Parcel #1521069103 for the Villages MPD PH 1A. This lot line adjustment encompasses Wetland S (Category III, 60-foot buffer) and creates a separate lot for the wetland and buffer areas of this feature that occur in the PH 1A Plat. I have no concerns about this lot line adjustment in the context of the PH 1A review and creating a protection tract for the wetland and buffer is necessary.

Let me know if there are any further questions or concerns about these issues.

Jason Walker, ASLA, PWS
Environmental and Community Planning Manager

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