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To: [City Council](#)
Subject: [EXTERNAL] Please Discuss Tree Regulations at 4/24/23 Council Meeting
Date: Monday, April 24, 2023 4:15:53 AM

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Dear Councilmembers:

I understand that the Master Builders Association of King and Snohomish Counties (MBAKS) has written to the City of Shoreline Council about restrictions that they feel will impede building cottage housing in Shoreline. They have lots of money to fight against any city's tree codes they don't like since they see trees as impediments that stand in the way of profits.

As you are aware, on Nov 28, 2022, Shoreline City Council approved [Ordinance 975](#) which includes policies for residential land use. (Reference: Ordinance 975, page A-3-2): **Policy: Land Use 5 (LU5):** *"Develop regulations to maintain and increase Shoreline's urban tree canopy with the goal of encouraging tree retention and protection while also increasing housing opportunities and choice."*

It's important to remember that this land use policy was originally submitted by Save Shoreline Trees, edited by City Staff, and approved by Council. This is now a policy of the City of Shoreline residents, City staff and Council, and we all have agreed with this policy.

We citizens don't have the money to fight back against the developers whom I worry have too much sway with policy makers. Once our mature trees are gone, they and their gifts are gone forever. This notion that we can just plant new trees that will end up taking years to mature to then be able to provide the benefits of our current mature trees, in my opinion, is greenwashing to placate the public who just hears plant more trees. Most people have no idea how devastating losing so many of our mature trees is for our neighborhoods which will become hotter, less visually appealing and downright sterile without them.

Case in point from Portland OR:

In 2020 Oregon passed legislation requiring 4 plexes on all lots in cities. Portland implemented the requirement in 2020 and then last Nov, seeing the tree loss impacts, altered their code to require tree protection areas of 20% lot area in multifamily zones and 40% in their 1-4 unit family zone. see <https://www.portland.gov/code/11/50/050>

The attached photo is an example of middle housing currently being built in Seattle. The house on the left is the original house with two middle housing units being built to the right and if you'll notice, all the mature trees were saved. Building around trees can be done.

For the trees,
Gayle Janzen
N Seattle

