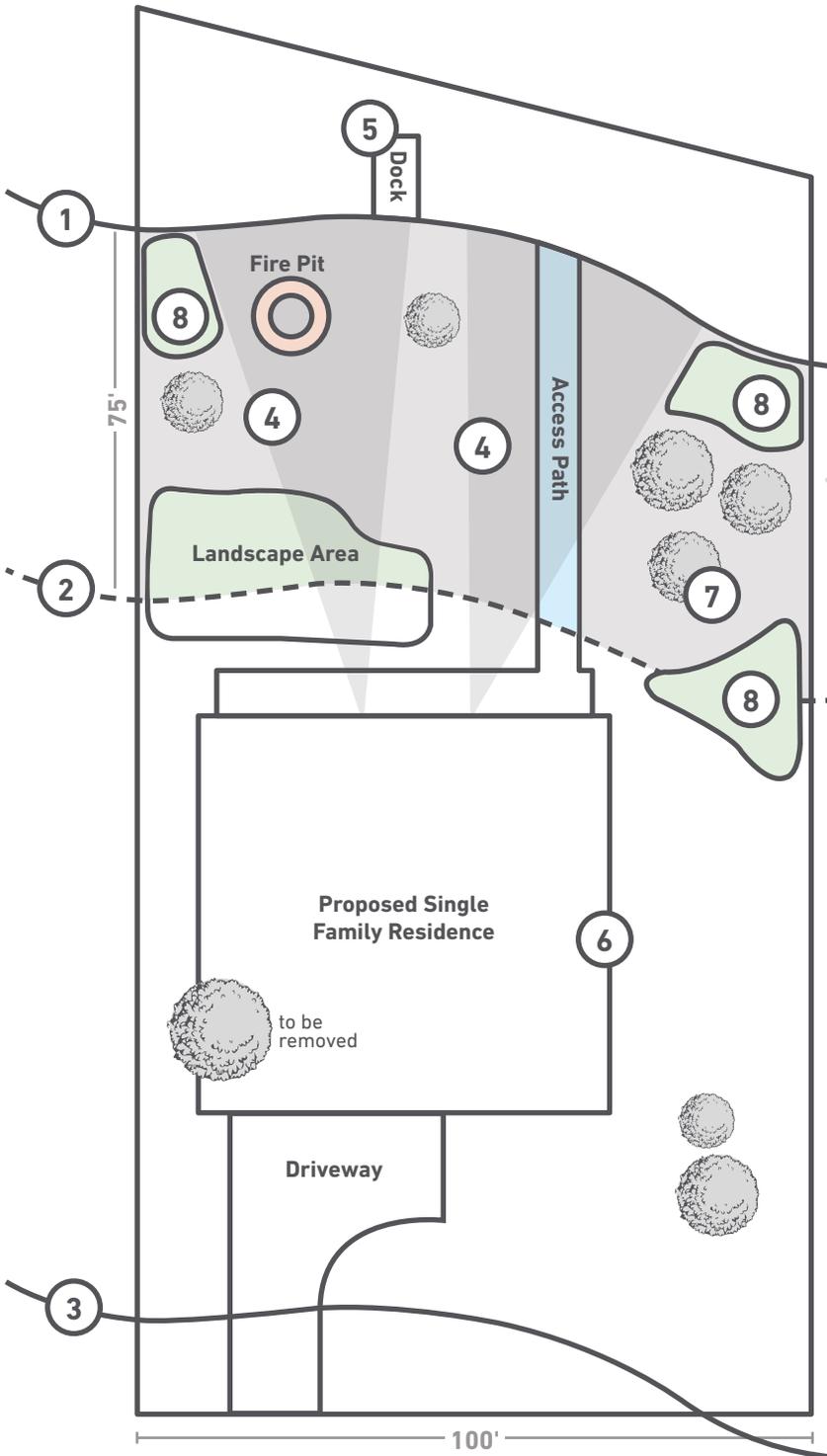


# Shoreline Site Plan Example

For purposes of this example, we are showing a fire pit, access path, and landscape area within a parcel 100 feet wide. Your buffer may be different, and your site plan will likely show different features, or a different arrangement of features.



- ① Ordinary High Water Mark (OHWM)
- ② 75 ft. Buffer Line from OHWM  
Your buffer may be different.

## Buffer Alteration

75 foot buffer x 100 foot wide lot  
= 7,500 sq.ft. buffer area

$$\begin{array}{r} *50 \text{ ft.} \\ \times 100 \text{ ft. wide lot} \\ \hline = 5,000 \text{ sq. ft.} \end{array}$$

\*25% of 5,000 is 1,250 sq. ft.

**1,250 sq. ft. of allowed alteration area** pursuant to 18E.30.030 E (4)

$$\begin{array}{r} 100 \text{ sq. ft. Fire Pit} \\ 300 \text{ sq. ft. Access Path} \\ + 600 \text{ sq. ft. Landscape Area} \\ \hline 1,000 \text{ sq. ft. total altered area} \end{array}$$

- ③ 200 ft. Line of Shoreline Jurisdiction
- ④ View Corridors  
selective limbing of trees & shrub removal
- ⑤ Overwater Structures  
boat lifts, docks, floats, & buoys
- ⑥ Impervious Surfaces  
include, but are not limited to, roof tops, walkways, patios, driveways, parking lots or storage areas, concrete or asphalt paving, gravel roads, gravel parking lots, packed earthen materials, and oiled, macadam or other surfaces which similarly impede the natural infiltration of stormwater  
  
Impervious areas do not include a 12 foot wide driveway.
- ⑦ Significant Trees
- ⑧ Areas to be Planted  
(Vegetation Planting Plan area)

## \*Buffer alteration allowances:

Section 18S.30.030 E(4) allows for the following amount of alteration to a buffer:

Up to 500 sq. ft. or 25% of the area encompassed within the first 50 feet measured from the ordinary high water mark (OHWM) may be disturbed to accommodate shoreline access, landscaping, or minor construction associated with a water dependent use upon review and approval of a Vegetation Planting Plan pursuant to PCC 18S.30.030 G.2. Such disturbance shall not be concentrated nor span the extent of the shoreline at the water's edge (PCC 18S 18E.30.030 E (4))



Pierce County