

PROJECT INFORMATION

APPLICANT:
ELIZABETH MILLER

DRAWINGS BY:
ECCO DESIGN INC.
7413 GREENWOOD AVE N
SEATTLE, WA 98103
206-706-3937

SITE ADDRESS:
4428 FERNCROFT RD
MERCER ISLAND, WA 98040

PARCEL NUMBER:
004610-0301

BODY OF WATER:
LAKE WASHINGTON

LEGAL DESCRIPTION:
ADAMS LAKE WASHINGTON TRS "PARCEL B"
TGW SHORE LANDS ADJ MERCER ISLAND LOT
LINE REVISION NO M.I. SUB 05-011 REC NO
20060607900012 BEING A POR OF TRACT 4 OF
ADAMS LAKE WASHINGTON TRACTS LY ELY OF
C/L OF FERNCROFT COMMUNITY ROAD (ROAD
ESMT UNDER REC NO 5999004)
PLAT LOT: 4

PROJECT DESCRIPTION:
INSTALL A FLOAT PLANE LIFT.

VICINITY MAP



REFERENCE:

DATUM: C.O.E. Locks Datum

ADJACENT PROPERTY OWNERS:

1. Elizabeth Miller
2. Robert Kessler

APPLICANT: Elizabeth Miller

LOCATION: 4428 Ferncroft Rd
Mercer Island, WA 98040

LAT/LONG: 47.566356°/-122.207177°

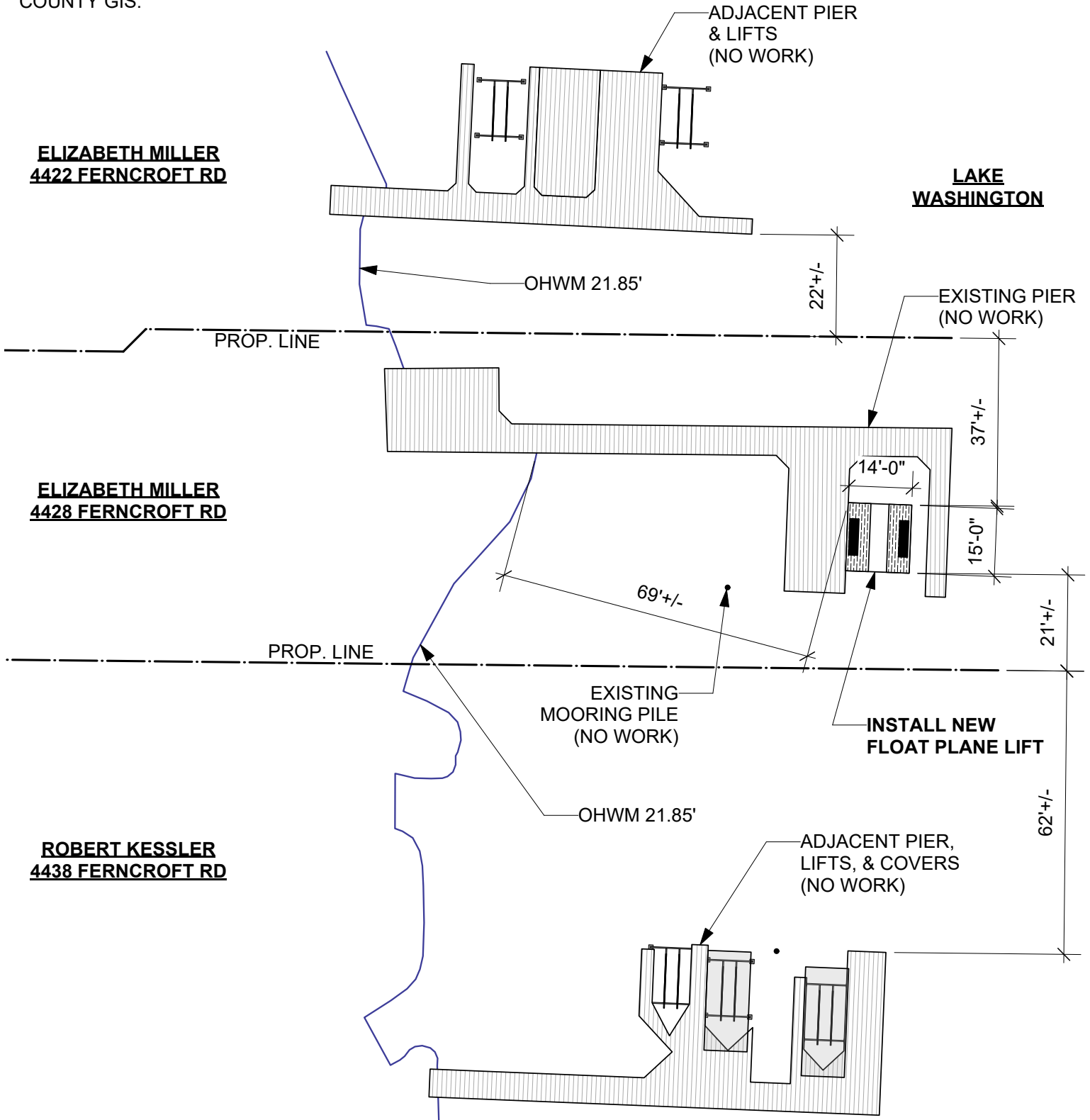
PROPOSED PROJECT:

Float Plane Lift
IN: Lake Washington
NEAR/AT: Mercer Island
COUNTY: King **STATE:** WA

SHEET 1 of 4

DATE: April 23, 2026

PLEASE NOTE THAT THE SHORELINE CONFIGURATION AND PROPERTY LINE LOCATIONS ARE APPROXIMATE ONLY. PROPERTY LINES ARE BASED ON KING COUNTY GIS.



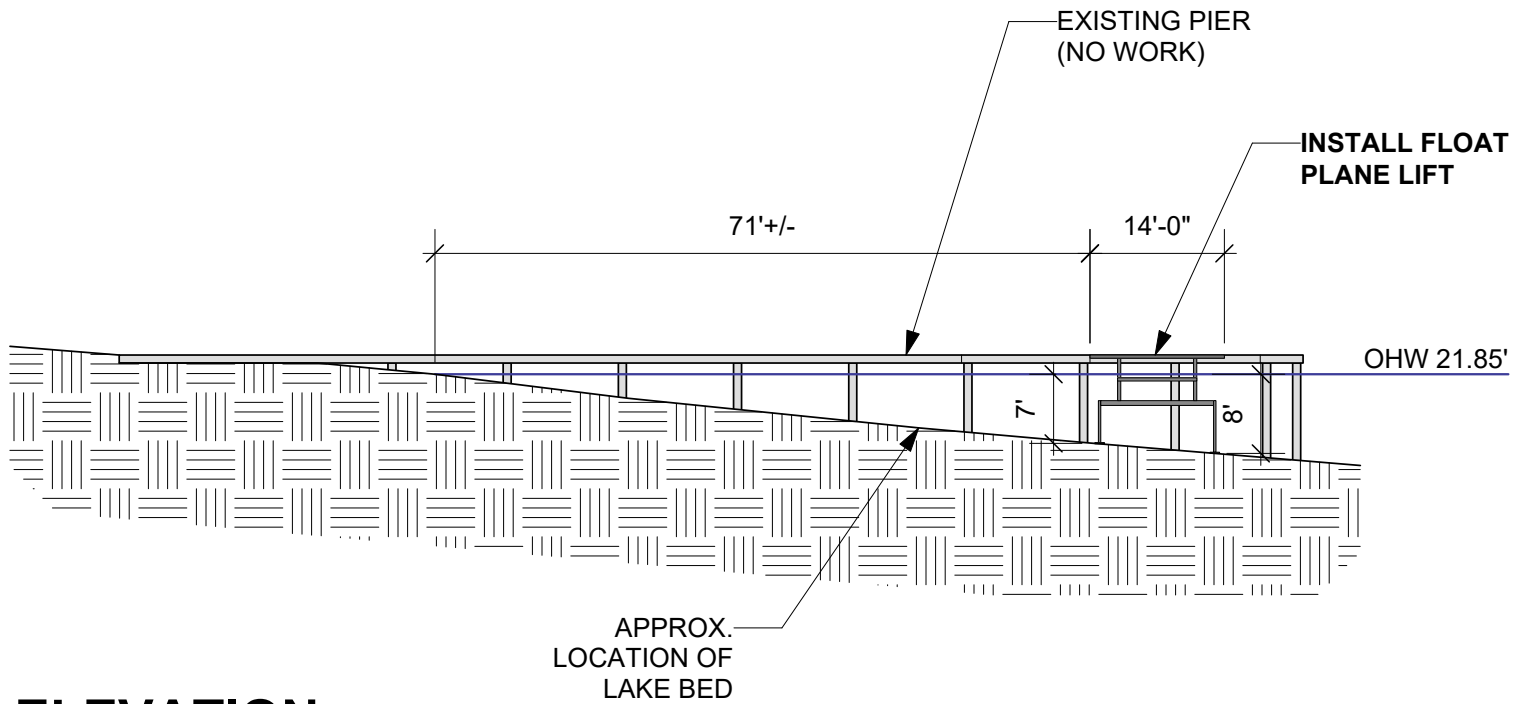
SITE PLAN

SCALE 1" = 30'-0"



Reference:
Applicant: Elizabeth Miller

Proposed: Float Plane Lift
Location: Mercer Island, WA



ELEVATION

SCALE 1" = 20'-0"








Reference:
Applicant: Elizabeth Miller

Proposed: Float Plane Lift
Location: Mercer Island, WA

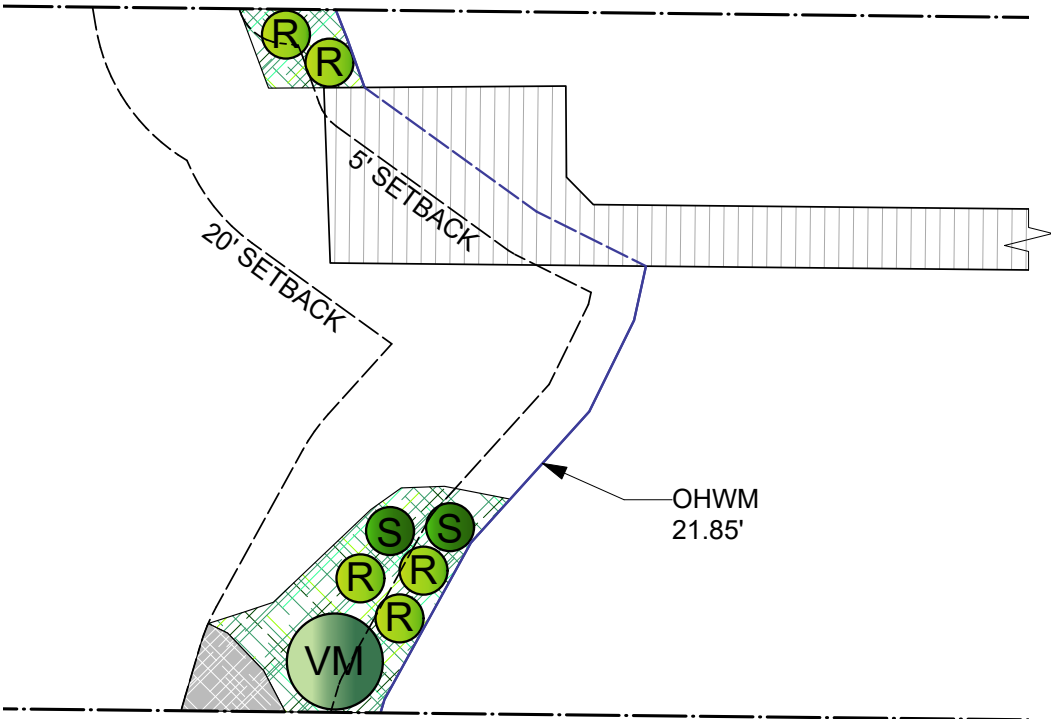
PLANTING LEGEND

NOTE: SHRUBS TO BE PLANTED AT 5' ON CENTER MINIMUM AND TREES TO BE PLANTED AT 10' ON CENTER MINIMUM.

-  VINE MAPLE (1 TOTAL)
-  SNOWBERRY (4 TOTAL)
-  RED-FLOWERING CURRANT (3 TOTAL)
-  BEACH STRAWBERRY GROUND COVER (@ 18" O.C.)
-  EXISTING NON-NATIVE PLANTINGS

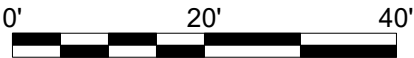
PLANTING COVERAGE CALCULATIONS

NATIVE PLANT COVERAGE WITHIN THE 5' SETBACK = 38%
 PLANT COVERAGE WITHIN THE 20' SETBACK = 25%



PLANTING PLAN

SCALE 1" = 20'-0"



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 Location: Mercer Island, WA