

Roger J Turner is your exclusive Licton Springs Realtor

mission investigation into allegations that preferential treatment was given to specific neighborhoods during the December 2008 storm.

The Seattle Times reported on March 19 that managers at the Seattle Department of Transportation (SDOT) instructed crews to clear sidewalk landings and bus stops in West Seattle, where Nickels and other senior staff live.

SDOT's internal reports show crews were dispatched to similar duties in other neighborhoods. However, an investigation by the Ethics and Elections Commission will determine whether there were inappropriate operational decisions that violated the ethics code.

"Let me be clear: If I learn that anyone acted improperly or unethically, there will be discipline and consequences," said Nickels. "The people of Seattle expect every employee to uphold the highest ethical standards and I will not accept anything short of that. We will demand answers to these management questions because the public must have confidence in the people charged with improving and carrying out our city's snow response plan."

IT'S TIME FOR SPRING CLEAN CITY-SPONSORED NEIGHBORHOOD CLEAN- UP RUNS APRIL 4 - MAY 30

SEATTLE — Spring has arrived and Seattleites are gearing up to take part in the city's longest-running neighborhood program – Spring Clean.

Mayor Greg Nickels is calling on residents, schools and businesses to sign up and participate in Spring Clean 2009, combining the energy and enthusiasm of the community with city resources to make Seattle's neighborhoods beautiful.

"Seattle has a rich history of public involvement," said Mayor Greg Nickels. "Spring Clean is a celebration of this spirit of volunteerism. What better way to improve our community than to join our neighbors in keeping Seattle the clean and livable city that we know it to be."

Spring Clean, now in its 23rd year, runs from Saturday, April 4 through Saturday, May 30, and is part of Mayor Nickels' Clean & Green Seattle Initiative. City officials estimate more than 10,000 volunteers have participated in recent years.

Spring Clean activities include painting out graffiti, picking up litter and illegally dumped materials, stenciling storm drains, cleaning school yards, removing invasive plants in planting strips and traffic circles, and planting trees. All projects are conducted on public property.

The City of Seattle supports these neighborhood efforts with bags, free disposal, tools, and help with project design, publicity, and volunteer recruitment. Spring Clean information, including neighborhood cleanup activities and sign-up packets, is available by calling (206) 233-7187 or by visiting www.seattle.gov and search "Spring Clean."

Spring Clean is a partnership between Seattle residents and Seattle Public Utilities, Parks and Recreation, Department of Neighborhoods, and Seattle Department of Transportation.

In addition to providing more than 1.4 million customers in the Seattle metropolitan area with a reliable water supply, SPU provides essential sewer, drainage, solid waste and engineering services that safeguard public health, maintain the City's infrastructure and protect, conserve and enhance the region's environmental resources.

[HTTP://WWW.ROGERJTURNER.COM](http://www.rogerjturner.com)



WHETHER SELLING OR BUYING
- I CAN HELP!
I AM DEDICATED TO GIVING YOU
THE BEST POSSIBLE SERVICE.

CALL ME!

Roger Turner

Hear what his clients have to Say:

November, 08 2006

To Whom It May Concern:

As a mortgage banker I have been involved with thousands of property transactions. I recognize the need for a professional real estate agent when buying or selling a home. That's why in my personal transactions I have employed the services of Roger Turner, a truly professional agent. I appreciate his attention to detail and knowledge of the local market. Whenever I buy or sell a property I consult with Roger.

Sincerely,

Steve Baird
Countrywide Home Loans

Service that exceeds normal expectations, that was our experience with Roger.

We had listed our house and purchased our new house within days of each other and would be moving with no potential buyer(s) in sight. We were facing two mortgages and a loan from a retirement plan.

After explaining to a friend of mine that our house was on the market about four weeks with no activity (one brokers open and one public open during which not even one agent or buyer showed up to either) he suggested that we call Roger.

After rescinding the listing with our current agent and listing with Roger, we accepted an offer within two weeks.

Roger did all the right things to give the house lots of positive exposure and it worked. Thank you Roger!

Sincerely,

Peter and Moira Tueffers

Licton Springs Real Estate Journal

April 2009



BACKYARD COTTAGES OFFER MORE CHOICE FOR SEATTLE FAMILIES Homeowners in more neighborhoods to have new flexibility

SEATTLE - More homeowners would have the option to build backyard cottages, under legislation proposed today by Mayor Greg Nickels. While backyard cottages are found in many cities, here they are currently allowed in southeast Seattle only.

"In these difficult times, now more than ever, people are asking for a range of good housing choices," said Nickels. "Backyard cottages offer a small, but important choice. Whether it's for a family member, an option to downsize, or simply a financial decision that allows you to stay in your home, the backyard cottage can be a real-life solution."

Backyard cottages have been described as "mother-in-law units with a little more breathing room." Since 1994, Seattle has allowed attached accessory dwelling units, which are attached to or inside principal residences. Since 2006, homeowners in southeast Seattle have been allowed to build backyard cottages. A backyard cottage is a small dwelling unit on the same lot as, but physically separate from, a single-family house.

So far, 14 backyard cottages have been built in southeast Seattle, many of them above garages. Yolinda Ward and her partner Lynn downsized to a 620 square foot backyard cottage. Now, her godson, his wife and new baby live in the main house. "It's like a tree house," Ward said. "It gives us a warm, bright and separate space to live, while still staying close and being a part of the upbringing of their 15-month-old son."

Under the proposal, homeowners in other neighborhoods would also be allowed to build backyard cottages under certain conditions, including requiring the owner to live on the premises. There would be an annual limit of 50 new cottages citywide.

"Backyard cottages are a perfect solution to most of the things we worry about in Seattle: affordable housing, and allowing people to stay in their homes in single-family neighborhoods," says Kate Martin, Greenwood neighborhood resident. "We need this option in my neighborhood."

To ensure a cottage fits within the neighborhood, the lot must be at least 4,000 square feet in area, with minimum width and depth requirements. The principal house and backyard cottage combined must not exceed the current 35 percent lot coverage limit for single-family zones. A cottage can be no more than 800 square feet in area, with a height limit of 15 to 23 feet, depending on lot width, and off-street parking is required.

In a survey of 118 neighbors living near permitted backyard cottages in southeast Seattle, 96 respondents felt that owners of single-family homes should be allowed the choice. More than half the respondents living near backyard cottages were not actually aware they had been built, because the cottages are often not visible from the street.

Other cities and jurisdictions allowing backyard cottages include Clyde Hill, Issaquah,

THIS ISSUE
Summer Festivals
Seattle Event Calendar
Backyard Cottages
Spring Clean
Freeze of Exec Salaries

This Newsletter is brought to you by:



Roger Turner

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Seattle Events Calendar

CARNIVAL OF EGGS
SATURDAY, APRIL 11, 2009
10 A.M. TO NOON | COST: FREE
CARNIVAL FUN!

EGG HUNTS for Ages 1-12. Outdoor Bouncy House, Carnival Games, Arts & Crafts, Snacks, Free Picture with Honey Bunny, Outdoor Bouncy House, and More!!!
 Lakeview Free Methodist Church 9412 15th Ave NE (206) 522-1465 www.lakeviewfm.org

CHERRY BLOSSOM & JAPANESE CULTURAL FESTIVAL
APRIL 17-19, 2009 - SEATTLE CENTER
 Held at Seattle Center in April... this annual event celebrates Japanese Culture and the USA's relationship with Japan.

There's a lot for you to experience during these 3 Days: watch a Go Tournament, visit Arts & Crafts Booths, dine on traditional Cuisine. You'll even be able to see Exhibits and Performances.

All Events are free... and take place at the Center House and Flag Pavilion.

SEATTLE INTERNATIONAL CHILDREN'S FESTIVAL
MAY 11-16, 2009 - SEATTLE CENTER -
 The Seattle International Children's Festival began as a small Arts Event for kids... and has now grown into the largest Performing Arts Festival for families in the United States. The annual Six-Day Event... featuring artists from Africa... Asia... Europe and the America's, has introduced more than 500,000 people to the sights, sounds, music, movement and theatre arts of our brothers and sisters worldwide.

The International Children's Festival is held on the grounds of Seattle Center in the downtown Seattle district, offering a wide-variety of Activities for the young & young-at-heart.

ASIAN-PACIFIC ISLANDER HERITAGE MONTH CELEBRATION
MAY 3, 2009 CENTER HOUSE
 Delve into the cultures of Asia with spectacular lion dances, youth drill teams, martial arts, taiko drums and incredible artists from around the state at the Asian-Pacific Islander Heritage Month Celebration. Experience this diverse culture that includes China, the Philippines, Samoa, Japan, the South Pacific Islands and Cambodia. The festival kicks off Asian-Pacific Islander Heritage Month in Seattle. Presented by the Asian-Pacific Directors Coalition.

Kirkland, Mercer Island, Shoreline, Newcastle, Redmond, parts of unincorporated King County, Woodinville, Yarrow Point, Portland, Ore., and Vancouver, B.C. Legislation will be submitted to council shortly.

In addition, the mayor and the Seattle Planning Commission announced the release of the commission's new Guide to Building a Backyard Cottage in Southeast Seattle. The guide was prepared to help a homeowner successfully design and build a backyard cottage. Subjects in the guide include site planning, designing for privacy, green design ideas, as well as sample designs and construction and permitting information.

The guide is directed to development in southeast Seattle, where backyard cottages are already allowed, but can be quickly adapted for use by homeowners in other neighborhoods. "The Seattle Planning Commission is pleased to provide this guide for creating attractive backyard cottages that are designed to fit well in their neighborhoods," said the commission chair, Linda Amato.

*To view the guide: <http://www.seattle.gov/planningcommission/>
 For more information about backyard cottages with pictures and examples: <http://www.seattle.gov/dpd/Planning/Backyardcottages>*

MAYOR ORDERS ROLL BACK & FREEZE OF CITY EXECUTIVE SALARIES

Four departments will begin furloughs to cut budgets

SEATTLE - Mayor Greg Nickels said today that he has informed more than 100 senior city executives that they will have their salaries frozen at or rolled back to 2008 levels and that four executive offices will begin instituting furloughs for their employees.

"With the continued turmoil in the economy nationwide, we will face some difficult decisions to reduce our city budget and it is important that our executives lead by example," said Nickels.

Department directors and executives, including the mayor, will forgo the 2009 cost-of-living adjustment of 4.5 percent, and their salaries will be frozen at 2008 levels.

The mayor also announced today that four executive offices will begin furloughs for employees whose salaries are not frozen. With the exception of clerical employees, workers in the Mayor's Office, Finance Department, Office of Policy Management and Office of Intergovernmental Relations will take seven days without pay in 2009.

The furloughs and wage freezes are expected to save about \$675,000 in 2009, helping to minimize the number of layoffs that may be required.

The cost-cutting measure is part of an ongoing effort to reduce city expenses in the current economic downturn. Previously, Nickels asked departments to identify additional 2009 general fund reductions of up to 3 percent. The Mayor's Office will begin reviewing the proposals next week, and discuss implementation with City Council.

The city will release its latest revenue forecast in early April. Sales tax revenues were down 8.5 percent in November 2008 and 11.4 percent in December 2008, compared to 2007. After the nation's economy took a steep downturn last fall, the mayor and City Council worked together to adjust the 2009-2010 budget without cutting critical public safety or human services programs. The Council approved a 2009 general fund budget of \$912.5 million.

Get the Nickels Newsletter and the mayor's inside view on transportation, public safety, economic opportunity and healthy communities.

CELEBRATE SEATTLE SUMMER STREETS SCHEDULE FOR NEIGHBORHOOD FESTIVALS STARTS IN APRIL

SEATTLE - Mayor Greg Nickels today announced this summer's schedule of street festivals. Celebrate Seattle Summer Streets will open up streets to pedestrians and bicyclists, offering people a way to have fun, celebrate the spirit and personality of their neighborhood, and support local businesses. Each event is organized by a local group.

"The community is leading the way, putting together events that bring us all together," said Nickels. "Biking, walking, drawing chalk pictures, taking in the sights or shopping and eating at local establishments, Celebrate Seattle Summer Streets is a great way to spend time with family and friends."

Celebrate Seattle Summer Streets is modeled after similar successful events held in New York; San Francisco; Portland, Ore.; Vancouver, British Columbia; and Bogota, Colombia. Neighborhoods across Seattle have requested to open streets for community festivals.

Additional information about Celebrate Seattle Summer Streets is available at <http://seattlecan.org/summerstreets>

THE FOLLOWING EVENTS ARE BEING HELD THIS YEAR:

The Greenwood/Phinney Chamber's Art Up/Open Up Summer Streets Party Friday, April 10, 6 to 9 p.m.

Phinney/Greenwood Ave North from N 65th to N 87th streets

Cascade Bicycle Club's Bike to Work Day and Summer Streets Party - Friday, May 15, 4 to 7 p.m.

Bergen PI Park & 22nd Ave NW between Market St & Ballard Ave.

West Seattle High School PTSA's 5K Run/Alki and Seattle Summer Streets Party - Sun, May 31, 9a.m. -6 p.m.

Alki Ave SW from California Way SW to 63rd AVE SW

Seattle Parks Summer Streets Party

Date: Sunday, June 7, 14, 21 and 28

Discovery Park (7th), Interlaken Park (14th), Seward Park (21st), Magnuson Park (28th)

U-District Chamber's Summer Streets Party

Saturday, July 11, 10 a.m. to 4 p.m.

University Way NE between NE 50th and NE 45th streets.

Pike Place Market's Fresh Fruit Festival and Summer Streets Party

Sunday, July 26, 10 a.m. to 4 p.m.

Pike Street/First Ave to Virginia

Rainier Valley Chamber's Heritage Parade and Summer Streets Party Saturday, Aug. 8, 11 a.m. to 3 p.m.

Rainier Ave South from South Orcas to South Alaska streets

Cascade Bicycle Club's Restore Our Waters Cascade Spawning Cycling Tour Sunday, Sept. 20, 8 a.m. to 3 p.m.

Starts and ends at Myrtle Edwards Park, goes through Seattle Parks non-motorized areas of Seward, Interlaken, Gasworks, Commodore and Discovery Parks.

Visit a park with permanently open streets and Celebrate Seattle Summer Streets

May through September

Volunteer Park, Seward Park, Interlaken, Magnuson Lakefront Promenade, Arboretum, Discovery Park

Also during the months of May through September, Bicycle Sundays are being held along Lake Washington Boulevard every weekend. Seward Park's upper road and Carkeek Park Road west of the Environmental Learning Center are being closed to cars on Wednesdays from 10 a.m. to 3 p.m.

MAYOR REQUESTS ETHICS REVIEW OF TRANSPORTATION DEPARTMENT

SEATTLE - Mayor Greg Nickels today requested an Ethics and Elections Com-

PACIFIC NORTHWEST BALLET'S SWAN LAKE APRIL 9-19, 2009

Pacific Northwest Ballet's Swan Lake, sumptuous with scenic, costume and lighting design and detail, made its world premiere in September 2003, as the Company's historic grand entrance into Marion Oliver McCaw Hall.
 for info: <http://www.pnb.org/season/>

CATS THE PARAMOUNT THEATRE WED - SUN APRIL 15 - 19, 2009

There's no better way to introduce your family to the wonders of live theater than with the magic, the mystery, the memory of CATS. What began as a musical about cats after Andrew Lloyd Webber picked up a book of poems in an airport bookshop has become one of the longest running shows in Broadway's history. Winner of seven Tony Awards including Best Musical, CATS features 20 of Andrew Lloyd Webber's timeless melodies, including the hit song, "Memory."

STG PRESENTS JERRY SEINFELD THE PARAMOUNT THEATRE THU & FRI APRIL 23 - 24, 2009

Due to popular demand, America's premier comedian is hitting the road in a return to his first love - stand-up comedy. Recently hailed as "the master stand-up comic of his generation" and "the best comedian of our time" in a Washington Post article by Tom Shales, Seinfeld has an uncanny ability to joke about the little things in life that relate to audiences everywhere. Seinfeld now sets his sights on performing his material across the country in 2009.

SEATTLE SPORTS SCHEDULE SOUNDERS FC HOME GAMES

<http://www.soundersfc.com>

WIZARDS	4/11	7:30PM
EARTHQUAKES	4/25	7:30PM
REAL SALT LAKE	4/28	7:00PM
GALAXY	5/10	12:00PM

MARINERS MLB HOME GAME

<http://seattle.mariners.mlb.com>

Mariners home opener

v.s. LAA	4/14	3:40PM

v.s. LAA	4/15	7:10PM
v.s. LAA	4/16	7:10PM
v.s. DET	4/17	7:10PM
v.s. DET	4/18	6:10PM
v.s. DET	4/19	1:10PM
v.s. DET	4/21	7:10PM
v.s. DET	4/22	7:10PM
v.s. DET	4/23	3:40PM
v.s. OAK	5/1	7:10PM
v.s. OAK	5/2	6:10PM
v.s. OAK	5/3	1:10PM
v.s. TEX	5/4	7:10PM
v.s. TEX	5/5	1:40PM

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