

May 10, 2021

Miller Farms
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RE: Stone Creek Subdivision Project #PZX-20-002040

I am writing this on behalf of my family and my father, Melvin Miller, who currently owns the property east of the adjacent proposed subdivision.

Our family has owned and farmed this property since the 1920's. While we understand development of farmland, while sad, is inevitable. This particular proposal we feel will have a detrimental effect on our farming and the homestead that sits on it. Many other subdivisions that have been built in our area have at least $\frac{3}{4}$ acre to an acre per lot. There is no city water or sewer in this area. With 126 houses going in on 80 acres, we can see this being a problem with our groundwater, which is already being depleted because of the gravel pit on 56th St. West. We have noticed a drop in our groundwater over the last 10 years. Knife river also owns the lot across the road from our farm. Along with the development of a congested subdivision, we anticipate our current groundwater situation getting worse. Our house uses a well and has always had plentiful, good water to draw from. We cannot see on the proposed plan how a septic system will be dealt with.

Many hunters hunt on our farm due to the large amount of geese and ducks that land in our area. We also have had some hunters hunt for deer on our place. Bald Eagles roost in our trees which is always a sight to see. We fear having a large subdivision next to us will also deplete the wildlife in our area.

We have irrigation ditches that run through the proposed subdivision. Maintenance of that ditch is essential to our farming operation. We farm many acres on the west end and have had to deal with homeowners along these ditches for many years with other subdivisions in our area. Many of the homeowners are pleasant to deal with, but there are always a handful that create issues and cause problems because they feel they own the property where the ditch is, or the water that is in it. It puts a large burden on the farmer when having to come through and burn the ditch or dig out a ditch and have to explain to the homeowner why you are there. We are concerned also about the trash

and garbage that gets in our fields from these subdivisions. During the construction phase, we have dealt with having to pick up tyvek, insulation, plastic, asphalt shingles when we are planting and harvesting so it doesn't get sucked into our combine or get wrapped around and damage our farming equipment.

My grandfather attended Elder Grove school when it was a one room country schoolhouse. Over the past 30 years, the school has expanded many times to accommodate population growth in our area. If each of these 126 houses has just one child, Elder Grove will most definitely be over crowded again. As farmers, we pay a lot in property taxes for our school. We cannot easily pass another bond until our newly built middle school bond is paid.

The traffic in our area will also be greatly affected. Each house could have easily 2-3 vehicles. That equates to 400 vehicles per day coming in and out of that subdivision. We move large equipment from farm to farm and our road was not built for the impending traffic this large subdivision would cause. You cannot walk or bike safely on our roads currently. This will make our roads even less safe to have that amount of traffic increase. The nearest fire station that serves our area is on 54th and Grand, and I see that this could also be a burden to an already sparsely supported fire department.

We are **adamantly opposed** to the current plans of this subdivision. We feel there are too many homes on the acreage they are proposing. As we stated earlier, many subdivisions in our area have larger acreage per lot.

Concerned Farmers and Landowners,

Melvin Miller

Steve and Stephanie Miller