

From: [Wendy Madison](#)
To: [Cromwell, Nicole](#); [Berns Brenda](#); 1traumamama@gmail.com; [Tammy Zemliska](#)
Subject: [EXTERNAL] Zone change request 1055
Date: Friday, August 30, 2024 4:28:34 PM



I am asking the zoning commission to consider changing current recommended ratios of multi-family dwellings to single family housing. The current Exhibit 2 map key lists this area as 58.63% multi-family which includes duplexes with only 41.37% as single family residences.

1. The population density currently proposed would be a negative impact to traffic on 2 major streets in this area-- Governors Boulevard and Aronson, as well as local neighborhood feeder street, Neptune, and 3 incomplete streets Aries, Libra, and Asteroid. It is next to impossible to merge onto Governors or Aronson in current state; add 1.5 motor vehicles per household (this is what was quoted to concerned neighbors attending a meeting) feeding into and out of this subdivision, post development, and it WILL be impossible. It appears from Exhibit 2 that Asteroid Avenue will become the main artery for this subdivision. I implore the zoning commission to require multiple speed deterrents (other than signage) to be built into the construction of this street. Since we have yet to get a single straight answer regarding the expected number of total households proposed speculation varies from 160 to nearly 400+. Please consider a much less dense subdivision with 75% or more single family dwellings.

2. consider what impact on schools will be if density is not reduced.

3. Since the topography of this area is majority rock what will be the process for adding utilities such as water, sewer, and electricity as well as road construction? Speculation is blasting and wondering if current residents will be recompensed for cracked foundations and structures shifting as a result of blasting?

4. Exhibit 2 maps a park under current electrical utility line which runs from Aronson to Senators. I ask for a definition of park. Currently it is a dirt path under the electric lines and would be at the back of the future single family homes. Northwest Energy holds the right-of-way? Is this truly considered a park?

I intend to attend the 9/3 meeting and am counting on the commission to provide answers for the many concerns neighbors have regarding the zoning and development of this property period Sincerely, Wendy Ross

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