



July 15, 2017

Dear Mr. Carlson & other esteemed
development officers,

Thankyou for taking comments
on the proposed land use for
Marion Estates in Easton, WA. Permits
CU-17-00001, DV-17-0001, LP-0000-1
and PUD-PD-17-00001. It shows great
wisdom excersizing careful concern
before allowing the ill planned
development to be interjected into
a small location on a census
map. Easton is not even a town-
let alone a city and cannot
handle the dramatic growth that
is proposed.

The area proposed for developement
is zoned R-5. There are not supposed
to be any commercial businesses.

The access to the property is
wholly inadequate. The only
entrance/egress is from Sparks
Road. Sparks road is already
frequently jammed up with
Semi trucks in the winter. There
is no area suitable for snow
removal from the new streets
and no equipment or manpower
to do the work.

The owner of the property
employed a "bait and switch"

②

approach to develop his property. The land was previously not accessible. It was landlocked. Through a variance to Easton Acres C&R he put a road across a lot that was intended to be a 3 acre lot. He proposed he needed to reach 3 lots not the almost 300 he is now trying to push. With this mindset and blatant disregard for the rules, how do we know what Mr. Weiss will come up with?

There are no classrooms, no teachers and no busses for the new children that would come from 288 new households. There are not doctors, no dentists and no big grocery stores. That would impact the already stressed I-90 corridor to Cle Elum. In reality there are not even adequate services there to handle 288 families.

The gravest potential for disaster is the lack of police protection. Marion Meadows would minimally double the Easton Population and could triple or quadruple it. The sheriffs and WSP are already stretched thin. This proposal invites crime to a rural area with absolutely over-

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burdened law enforcement. This leaves the current residents defenseless and puts the entire Kittitas County at risk for huge lawsuits.

There are 2 Rock Quarry Operations working out of the area behind the proposed development. Mixing huge dump trucks full of rock with kids & families on the road is dangerous and invites trouble.

The wildlife can't handle this much development at once. There is no thought to the sustainability of the Elk movement or the other animals. There are endangered watch list woodpeckers using this land.

The water system and sewage issues haven't even been thoroughly researched. What will the impact be to established residents in Kittitas County with the new drains on water? Private citizens are required to have expensive engineered systems. A developer who doesn't live here and is looking to use up the resources should be held to the same, if not greater ecology standards.

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The green buffer zones should not be used for any activity. (storage)

Please put an END to the Marion Estates Saga. A city is equipped for this development. This area should remain RURAL. Please rule that Mr. Weiss needs to sell 5 acre lots and that is it! Think about what is feasible, equitable, ethical and right. There is more to life than profit.

Thanking you in advance for your time and consideration.

Sincerely,
Jim Ryals
Deb Ogawa

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Easton Wa. 98925

Kittitas County
Community Development Services
411 North Ruby Street, Suite 2
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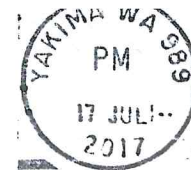
Attn: Mr. Dan Carlson

Regarding – Marion Meadows PUD (PD-17-00001)
Associated Conditional Use Permit (CU-17-00001)
Development Agreement (DV-17-00001)
Long Plat (LP-17-00001)



As a homeowner and full time resident of Easton I have concerns about this proposed project. Our town is a small very tight community who welcomes visitors and recreation year round but to be honest it requires a hardy soul to live up here. I worry that a development of this type would have a negative impact on the intricate balance that makes Easton work. Our school system, roads, and even fire rescue, I am afraid, could not adjust quickly enough or support the added stresses. Our postal system is not big enough to take on any more residents either. This developer seems to be better fit for a more urban area and seems to think there are amenities here that exist in cities. What about snow removal? What about I way in I way out? What about the risk of completely ruining the balance of our community? I am not opposed to growth, but this does not fit our rural mountain town. Thank you for taking time to read my concerns.

Sincerely,
Amanda Rae Sweatman



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Attn: Mr. Dan Carlson



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