

From: [Tom Miller](#)
To: [Jamey Ayling](#)
Subject: Suncadia Development Agreement Extension community input
Date: Monday, January 19, 2026 11:39:24 AM

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Kittitas Community Development Services
Attention: Jamey Ayling
411 N Ruby St, Suite 2 Ellensburg, WA 98926
Re: Suncadia Development Agreement Extension

As a 20+ year property owner and 10+ year full-time resident of Suncadia and Kittitas County I am proud of our community and its contributions to the county. I am submitting this public comment in response to Kittitas County's request for input regarding the proposed extension of the Suncadia Development Agreement.

I am not opposed to responsible development. My request is that the County review and verify compliance with the existing Development Agreement before considering any extension.

We purchased here because of the resort's commitment to open space and maintaining the natural environment. I know that those are important to all of Kittitas County. I am opposed to the 15 year extension of the current Development Agreement in place with the Suncadia developer without a thorough examination of how well they have complied with the agreement in the first 25 of 30 years.

The current Agreement includes obligations related to infrastructure phasing, public amenities and access, environmental mitigation, and other performance commitments that were part of the original approvals. Given the age and maturity of the project, it is not clear from the public record which of these obligations have been completed, which may have expired by their own terms, and which, if any, remain outstanding.

Granting an extension without first establishing a clear, written record of compliance risks allowing unresolved obligations to be assumed complete or superseded. Once an extension is approved, it becomes significantly harder to enforce earlier requirements, particularly those tied to timing or early phases of development.

At a minimum, I respectfully ask that the County require a written compliance review of the existing Development Agreement prior to any consideration of an extension. While the County is not required to grant an extension, the developer is required to comply with the agreement already in place.

If the County elects to proceed with an extension process, I ask that it be conditioned on independent verification of compliance, no waiver or retroactive forgiveness of unmet obligations, and clear timelines and reporting requirements for any remaining commitments.

Many Suncadia homeowners, including myself, value responsible development and a constructive partnership with Kittitas County. Verifying the applicability and compliance of the existing Development Agreement before granting additional time is an important step in maintaining transparency, accountability, and public trust.

Thank you for your consideration.

Thomas Miller
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