

From: Michael & Kathy Putt <mkputt@comcast.net>
Sent: Wednesday, September 29, 2021 1:53 PM
To: Contact Council; jared.mead@co.snohomish.
Cc: Ewert, Angela; Aaron Mays ; 'Erin McPeek'; Gabe Henderson; 'Jenn McElroy'; Kendra Long; Meagan Wolk; Scott Greeley; Steve Russo
Subject: Winde proposed land use change
Attachments: Snohomish County Council (9-2021).pdf; Greenleaf Petition Results - Sept 2021.pdf
Expires: Monday, March 28, 2022 12:00 AM

CAUTION : This email originated from outside of this organization. Please exercise caution with links and attachments.

Good afternoon – please find attached a letter from the Greenleaf Homeowner’s Association and an attached petition regarding the proposed land use map amendment known as the Winde proposal, which is scheduled for a public hearing on 10/6. Could you please distribute to all Councilmembers in advance of the public hearing? We would appreciate it. If you have any questions, please do not hesitate to reach out. Thank for your assistance.

Kathy Putt
Greenleaf Homeowner’s Association

September 29, 2021

Snohomish County Council members
Snohomish County Council
3000 Rockefeller Ave., M/S 609
Everett, WA 98201

Dear Snohomish County Councilmembers:

On behalf of the Greenleaf Homeowner's Association ("Greenleaf"), we are writing to you today to express our opposition to the Final Docket XX proposal by Tom Winde, as modified by the Snohomish County Planning Commission, to amend the Future Land Use (FLU) Map of the General Policy Plan (GPP) by redesignating 19.96 acres in the Southwest Urban Growth Area (SWUGA) from Urban Low Density Residential (ULDR) to Urban Medium Density Residential (UMDR) **with no concurrent rezone**. It is our understanding that if the Council approved the land use map amendment today without the associated zoning, the applicant could immediately pursue the rezone to Low Density Multiple Residential at any time by going through the county hearing examiner, which could occur as early as next year.

The Winde property is sandwiched between two existing developments, Greenleaf (118 homes) and Highlands East (250 homes), each of which are designated ULDR. Greenleaf is zoned R-9600 and Highlands East is zoned R-7200. Currently, the Winde property also is zoned R-7200. All surrounding neighborhoods have similar low density, single-family residential zoning. While we understand that the County is required to plan for future growth, that growth should occur in areas where existing infrastructure can support it. UMDR development is not appropriate in an area surrounded by ULDR or where the transportation infrastructure cannot support the added volume. In addition, the draft SEIS prepared by Snohomish County Planning and Development Services (PDS) staff shows that this proposal "would likely have a probable significant adverse environmental impact on transportation".

It is important to note that the Winde property has no direct access to an arterial – all traffic would need to be routed through local streets in the newly platted Glacier View single - family residential development (located directly to the north of the site) or through 134th St SE, which is a local street in Greenleaf that is stubbed and located directly east of the site. Please be advised that 134th St. SE is very steep and is hazardous in the winter time and is not wide enough to accommodate parked cars and un-obstructed 2-way traffic. Greenleaf should not be expected to bear the traffic that UMDR would create. In support of our opposition, please find attached a petition signed by neighborhood voters.

Finally, consistent with PDS' staff recommendation, the proposed land use map redesignation is inconsistent with GMA Planning Goal 12 in RCW 36.70A.020, Multicounty Planning Policy MPP-PS-2 or Countywide Planning Policy CPP TR-4. Accordingly, **we urge you to vote no on the Winde proposal.**

We invite you to visit our neighborhood and to see for yourselves what the existing community looks like. If you have any questions, please do not hesitate to contact us at (425) 236-5677.

Sincerely,

DocuSigned by:




D1AD30302E6F47B...

Kathy Putt

Board President, Greenleaf Homeowner Association

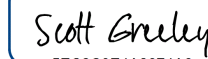
DocuSigned by:



4D2EED01F7534DF...
Kendra Long

Board member, Greenleaf Homeowner Association

DocuSigned by:



5EC226E4A2674A6...
Scott Greeley

Board member, Greenleaf Homeowner Association

DocuSigned by:



B9BD3F2EFA774D5...
Gabe Henderson

Board member, Greenleaf Homeowner Association

DocuSigned by:



881B4519F0E7462...
Aaron Mays

Board member, Greenleaf Homeowner Association

DocuSigned by:



A160633F49E64C0...
Meagan Wolk

Board member, Greenleaf Homeowner Association

DocuSigned by:



3FB909EA0E92432...
Steve Russo

Board member, Greenleaf Homeowner Association

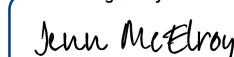
DocuSigned by:



1E0696615836ACE...
Erin McPeck

Board member, Greenleaf Homeowner Association

DocuSigned by:



Jenn McElroy

Board member, Greenleaf Homeowner Association

Encl. (1)

Greenleaf Petition Results Opposing Docket XX, Winde – SW6 Proposal

As of Sept 28, 2021: 440 Signatures

Weblink: <https://www.ipetitions.com/petition/zoning-changes-near-greenleaf-highlands-east>

Zoning Changes Near Greenleaf & Highlands East

Hello Neighbors,

We need your help! Snohomish County is considering a request to re-zone property next to the Greenleaf, Highlands East and Glacier View Estates neighborhoods that will negatively impact these neighborhoods. The request includes options to re-zone the 20-acre property from the current R-7200 (6 single family homes/acre), to either:

- 1) Urban High Density Residential - up to 22 units per acre -- e.g. apt buildings
- 2) Urban Medium Density Residential - up to 11 units per acre -- e.g. Townhomes

Note: Greenleaf is zoned at R-9600, 4 single family homes/acre

The higher density re-zoning is out of character with the surrounding lower density single family home neighborhoods. The increased traffic associated with higher density developments – up to 440 new units -- will go through our neighborhoods.

Please sign this petition, stating your objection to the re-zoning request. We need a lot of signatures to get the county's attention. The petition needs to be signed preferably on or before June 20, 2021 as we would like to send it to the County in time for a public hearing, on June 22, 2021. Details of the hearing will be posted on the Greenleaf website and Facebook pages.

Thanks for your consideration and please reach out to anyone on the HOA board if you have questions or concerns.

Greenleaf HOA Board

Email address: board@greenleaf.hoaspace.com

Date	Name	Comments
9/28/2021	Jamie Scherzinger	
9/27/2021	Kristin flores	
9/27/2021	Mike Tellvik	
9/27/2021	Molly Morovick	Greenleaf neighborhood would be severely negatively affected if increased traffic to a new medium or high density neighborhood were to come through our streets. Lowell-Larimer is already a small 2 lane road that likely wasn't initially planned for the current amount of traffic. Adding more will cause delays & unsafe driving conditions, not to mention the increased traffic through a residential area should the proposed neighborhoods directly connect. Please keep the integrity of the area and maintain the low density requirement.
9/27/2021	Debra Kvithammer	
9/27/2021	Julie Dow	Our neighborhood roads can't handle the added traffic and our schools are already overcrowded.
9/26/2021	Tony Binek	I object to this rezoning that will negatively impact existing horrible traffic flow. In addition to devaluing our homes.
8/18/2021	Robin Logan	
7/29/2021	Steve Rettinger	
7/29/2021	Christina Rettinger	
7/24/2021	Mark Daniels	
7/1/2021	Kristin Selina Cruz	I object to the re-zoning to higher density developments.
6/30/2021	Jim Neudorff	
6/29/2021	Jessica West	
6/29/2021	STEVE FITZGERALD	Please do not re-zone this area. There are already enough people living in this area. The additional residents will push our schools and roads beyond capacity and ruin quality of life.
6/28/2021	Clay Ellis	Thank you for your help in defeating this ridiculous request!
6/28/2021	Tim Green	
6/28/2021	Crystal Green	
6/27/2021	Kaeleigh Beld	Please don't rezone.
6/27/2021	Katie Neudorff	I object to the proposed rezoning. Please consider the families who moved to this location to purposely get away from the high congested neighborhoods.
6/27/2021	Nestor	
6/27/2021	Marc zimmerman	
6/27/2021	Ruth Green	This will ruin my neighborhood. Do not rezone.
6/27/2021	amby ellis	
6/27/2021	Jatinder Poonia	
6/27/2021	Tommy Weir	
6/27/2021	Kyle Williams	Please no high density. This will ruin our great area and negatively affect the wildlife in the area.
6/27/2021	Larry Ridgeway	
6/27/2021	Maryline Williams	
6/26/2021	Ryan W Hui	the zoning should not be changed, the infrastructure doesn't seem capable of handling this additional load
6/26/2021	Kathleen Henrie	
6/26/2021	Bryan Burgmaier	I object to the rezone. The streets and traffic areas would be negatively impacted by this change - there needs to be additional streets and infrastructure to support these changes - the current vehicle traffic and parking is already strained on 70th and high traffic on 69th would only get

		worse.
6/26/2021	Corry Meyer	Access into the planned addition does not seem adequate for a high density development. Traffic through Highlands East is already precarious with the narrow streets, cars parked in streets and children playing in the streets.
6/26/2021	Joe Dale	
6/26/2021	Debi Daniels	Urban high density zoning doesn't fit with the surrounding neighborhoods and the impact to our already busy streets will be too great, the two schools in this area are already at capacity. We moved here to get away from the high density areas and have paid great amounts to do so.
6/26/2021	Katherine Dale	
6/26/2021	Rob Cannon	
6/26/2021	Nyetta patton	
6/26/2021	Fatih Tanis	
6/26/2021	Frank J Grambo	
6/26/2021	Amy Allanson	
6/26/2021	Robert Smith	High density housing near Greenleaf and Highlands east will lower t.he value of my home. We moved here to live amongst lower density and paid a high price. Ridiculous to keep adding high density housing and forgetting the residents who moved here to get away from it.
6/26/2021	Uuganbayar Jargal	
6/26/2021	Olivier Lefebvre	
6/26/2021	Gilles Lefebvre	
6/26/2021	Helene Poitras	
6/26/2021	Sokchea Khann	
6/26/2021	Desiree Baird	
6/26/2021	Rowena Bajet	
6/26/2021	ILAN HOENIGSBERG	
6/26/2021	Corinne Weir	
6/26/2021	Steve Gendreau	
6/26/2021	Devinder Singh	This re-zoning is out of character for the neighborhood and will negatively impact house values, traffic and public services. It must not be approved.
6/26/2021	Sarah Hui	
6/26/2021	Robert S Renz	The narrow roll curb streets in Highlands East are not safe for adding additional traffic through the neighborhood.
6/26/2021	Tyler Meas	
6/26/2021	Rhonda McGee	Do not rezone
6/26/2021	Austin Pacleb	
6/26/2021	Guojun chen	
6/26/2021	George	I object to the proposed rezoning. The additional traffic will be a safety hazard for the community.
6/26/2021	Scott Gleason	I oppose the addition of the proposed land use as written. The neighborhood cannot handle additional traffic.
6/26/2021	James Mitchell	In addition to the traffic volume, there is only connection to the local arterial, I.e. the intersection at Cathcart and 69th. If this were tone blocked for any reason there would be no access for emergency vehicles, causing a public safety risk with the increased number of people being serviced by this single access point.
6/26/2021	Brad Gross	I oppose the re-zoning of the neighborhood.
6/26/2021	Carolyn Wassmuth	I object to this rezoning as it will negatively impact the neighborhood and surrounding area.
6/26/2021	Rebecca Gross	Please do not rezone the neighborhood- we moved here specifically for the quiet atmosphere and safe streets and this would severely impact that.
6/26/2021	Quan Liu	

6/26/2021	Jennifer Jaffer	The zoning should not be changed.
6/26/2021	Roman Shmulevich	Moved to this area because of the low density! Don't increase it now!
6/26/2021	Frazer Kennedy	We do not have the infrastructure to handle a zoning change
6/26/2021	Zachary Whitman	
6/26/2021	Pablo Aguilar	Do not do this. You will ruin this area
6/26/2021	Gary Montgomery	No high/medium density apartments!
6/26/2021	Nicholas Bostwick	
6/26/2021	Harvinder Heer	The zoning should not be changed.
6/26/2021	Tina Heer	
6/26/2021	Everette Anderson	Absolutely do not want this rezoned to higher density. Just the traffic from construction alone has been disruptive, dangerous and loud. Please do not reconsider the current low density designation.
6/26/2021	Jacqueline Pacleb	
6/26/2021	Julie Sheehy	
6/26/2021	Brian Johnson	
6/26/2021	Erica Erdozain	
6/25/2021	Aimie Undseth	
6/24/2021	Carson Smith	Schools & roads cannot handle it
6/24/2021	Terry Shofner	Urban high density zoning doesn't fit with the surrounding neighborhoods and the impact to our already busy streets will be to great, the two schools in this area are already at capacity with what I expect will be no plan for additional schools.
6/24/2021	Lisa Jackson	Our roads can't handle this and traffic congestion is already bad enough.
6/24/2021	Gretchen Enger	
6/23/2021	Susan Grubb	I am very concerned about the proposed refining. As a property owner in HighLands East there is no possible way our infrastructure, especially the roads, can handle that level of density and use. It would also increase the amount of traffic and congestionmaking the streets less safe for our children.
6/23/2021	Connie Hellmund	The existing infrastructure can barely handle the needs if the existent communities, Each neighbors must have its own point of entrance.
6/23/2021	Troy Talbot	
6/23/2021	Jeff Whitaker	
6/23/2021	Ryan Anderson	
6/23/2021	Kristina Meabon	
6/22/2021	Chad Stone	signed
6/22/2021	Nick Darragh	
6/22/2021	Sara Johnson	
6/22/2021	Gokul M	Done
6/22/2021	Lucy Henderson	
6/22/2021	Meagan	
6/22/2021	Sage Carpenter	Too much traffic and full schools already!
6/22/2021	Jennifer Gatherers	
6/22/2021	Kevin Hardman	
6/22/2021	Karen Wilson	
6/22/2021	Matt Baker	
6/22/2021	Jeff Carmon	This zoning change is not consistent with the area and would add even more pressure to the roads. Green Leaf and Highlands East communities are already taking the brunt of the traffic and lack of infrastructure.
6/22/2021	Penny Estes	
6/22/2021	Brian DeWall	
6/22/2021	Emi Halvorson	
6/22/2021	Ben Davidson	

6/22/2021	Erin Davidson	
6/22/2021	Jennifer Montgomery	
6/22/2021	Lavonne Evans	
6/22/2021	Brad Treece	
6/22/2021	Shannon Ferguson	
6/22/2021	Michelle Kelly	I oppose the proposed density changes to the new development.
6/22/2021	Phuong Tang	
6/22/2021	Kayla Petz	
6/22/2021	Jessi Percy-Orr	
6/22/2021	Katherine Smith	
6/22/2021	D H	
6/22/2021	Christopher sanders	
6/21/2021	Mary Anne	Not fair for Highlands East residents for this new developments to use our narrow road. Developers should pay for new entrances to their own developments. This is saving them money at our expense.
6/21/2021	Gus Olivo	This zoning change is absurd for this neighborhood - a quiet residential area with NO EGRESS for high volume traffic, especially in the case of emergencies. There has been no thought into whether our local fire departments have the capacity to respond to this volume in a timely manner, and not thinking this through is dangerous. Not to mention, the decrease in property values, which neighbors are already fleeing as they foresee it coming. Allowing this change is unsafe and would be a deplorable decision. We absolutely object to this re-zoning request!!
6/21/2021	Abbey Olivo	This is a poorly thought out plan that will turn a quiet residential area into a mess. Lives are at stake with improper egress in cases of emergency, and no data to support that our local fire agencies can keep up with the call volume increase that comes with this huge influx. Property values will decrease, and neighbors who know this will happen are fleeing already.
6/21/2021	Nicole Bourland	I oppose rezoning this property. The surrounding neighborhoods, roads, businesses are already overloaded.
6/21/2021	Erin Wilner	
6/21/2021	David Gamber	I object to the re-zoning request. The infrastructure in place can barely handle the existing traffic.
6/21/2021	Jim Fredrickon	The density change requested is out of character with it's surroundings.
6/21/2021	Dominic T Theaker	
6/21/2021	Penni Johnson	
6/21/2021	Linda Isler	This will negatively impact our neighborhoods which can not handle the increase traffic.
6/21/2021	Ester Kim	
6/21/2021	CAROL MIDDAUGH	I oppose this zoning - the traffic and additional housing will kill the neighborhood.
6/21/2021	Jamie Baird	I'm signing this for the safety of the kids in the neighborhood.
6/21/2021	Casey	
6/21/2021	Nashon Steffen	
6/21/2021	Michael Wright	Live in Highlands East and not happy with this either.
6/21/2021	Darren Bell	
6/21/2021	Jill Hanson	
6/21/2021	Patricia Davis	I do NOT agree to rezoning this property. It should stay at the current zoning of 6:1.
6/21/2021	Nancy Godines	This is very concerning
6/21/2021	Bernard Erickson	
6/21/2021	Kristen Honeycutt	
6/21/2021	vipin Venugopal	

6/21/2021	Neal Manegold	We simply cannot absorb 100s more homes with our lack of our public services and street widths. It will cause massive overrun of our existing communities.
6/21/2021	Lauren Manegold	
6/21/2021	Robyn Biggerstaff	
6/21/2021	Nicklas Bihary	
6/21/2021	Lindsey Bihary	The infrastructure of the surrounding communities cannot accommodate this many more residents. Additionally the local schools are full and cannot take on more students.
6/21/2021	Walter H Michl	
6/21/2021	B Long	The area is already full, the schools and the roads can't handle the infrastructure change of even more units. The schools will also suffer with even more children in packed classrooms. -- Highlands East resident.
6/21/2021	Monica Burgmaier	
6/21/2021	Michelle Haneberg	
6/21/2021	Allison Smith	I am very concerned how these new developments will impact the traffic through our neighborhoods.
6/21/2021	Temple Fournier	
6/21/2021	Benjamin hughey	
6/21/2021	David Locke	
6/21/2021	Joshua Morton	
6/21/2021	Jessica Bean	
6/21/2021	David aredman	Absolutely opposed to that scale of rezoning due to the counties inability to deal effectively with traffic impacts on Cathcart and Hwy 9. Local schools are already over commuted and lack teachers and teaching space. Keep the proposed level of impacts restricted to existing high density zones
6/21/2021	Lindsay Morton	
6/21/2021	Kimberly Guichard	I object to rezoning for medium or high density housing, this will negatively impact. My home value and neighborhood.
6/21/2021	Erin Love Wirth	
6/21/2021	Grant Patterson	Resident of gold creek 2 a since 1999. High density housing needs to stay out of Snohomish County.
6/21/2021	Angela Blanchard	
6/21/2021	Karen jacobs	
6/21/2021	Philip Bosch	
6/21/2021	Kathryn Baez	
6/21/2021	Suzana Martel	
6/21/2021	Shelley Cerdenola	
6/21/2021	Chad Fowler	
6/21/2021	Belinda Bosch	
6/21/2021	Kim Michl	
6/21/2021	Pamela Rothermel	
6/21/2021	Tanya Edwards	Please do not rezone this area. Our roads & services (schools) are not equipped for this type of influx.
6/21/2021	Colleen Bowman	
6/21/2021	Ryan Mulvaney	
6/21/2021	Ashley Zimmerman	Pls don't destroy our quiet neighborhood
6/21/2021	Sarah Darragh	
6/21/2021	Bryan Berghout	This rezoning is not what our neighborhood needs. We do not have to roads to handle the increased traffic as the impact study down shows. This smells like a money grab.
6/21/2021	Audrey Tomola	
6/21/2021	Leia Stevenson	Please do not rezone this area.

6/21/2021	Nicole King	
6/21/2021	Jennifer Fussell	
6/21/2021	Margaret McCormack	Please keep it single family homes.
6/21/2021	Rita Kramer	
6/21/2021	Marc Kramer	I am adamantly opposed to this rezone proposal. Nothing in our infrastructure from roads to schools can support it.
6/21/2021	Tucker Hatch	
6/21/2021	Lisa Grey	We've lived in this community for 20 years. We enjoy the peaceful beauty the neighborhood has been. We have owls, deer, bobcat, coyote, raccoons and other wild animals visit our yard. You will be taking away their homes. The big trucks and construction has been very loud. We are not happy that you built a development with roads that leave out of our development. We will have more traffic moving through our streets that wasn't built for the traffic that you will bring with high density apartments! You should have built a road through Cathcart or Hwy 9. Do not add more traffic to Highlands East or Greenleaf! Our school are over crowded already. I vote NO on re-zoning!
6/21/2021	Erica Bell	
6/21/2021	Holly Mulvenon	Roads are already ill equipped to handle the traffic in our area. In the event of an emergency, there are not adequate escape routes and we could similar situations as in California where people could not escape the fires because of traffic overflow.
6/21/2021	Heather Carmon	
6/21/2021	Angie Theaker	
6/21/2021	Erin Watson	
6/21/2021	Joyce Reichard	
6/21/2021	Ford Northen	Please no zoning changes that will add hundreds more apartment or Condo complexes to our neighborhood. Traffic is rapidly approaching critical mass and the roads and schools cannot accommodate that many more people
6/21/2021	Shelley M Barker	Our neighborhood (Highlands East) roads were not built for the traffic more homes will bring.
6/21/2021	Lucy Henderson	
6/21/2021	Briana Kennedy	No to rezoning, we do not have the infrastructure to handle it
6/21/2021	Brooke Freestone	Please leave the zoning as it is
6/21/2021	Amanda Whitaker	
6/21/2021	Don Swistock	It would be helpful to have the county's traffic analysis provided as one of the follow up items coming out of their planning meeting.
6/21/2021	Matt tucci	
6/21/2021	Jennifer Leroux	
6/21/2021	Mandy Hardy	
6/21/2021	Barbara Tucci	
6/21/2021	Andrea Mayer	
6/21/2021	Ryan Mayer	No to rezoning. The current road system cannot handle the current development under construction in Glacier View estates as it is. This could potentially add 800 more vehicles to our roads!
6/21/2021	Daniela Thom	
6/21/2021	Lindsay Carter	No to rezoning! Our streets cannot handle it!
6/21/2021	David Krismer	
6/21/2021	Dawne Radcliffe	
6/21/2021	Soumya Vipin	
6/21/2021	Manjit Kaur	No to re-zoning to high density.
6/21/2021	Emily Walker	
6/21/2021	Grogans	No to this project. We moved from Mukilteo to this area because of bigger

		house plots, roomier streets, less crowding (especially schools), and less traffic. This area does not need more problems that will come with re-zoning.
6/21/2021	Robert Rowley	This area cannot handle the traffic & the schools are already busting at the seams. This will also drive down the prices of our homes.
6/21/2021	Michelle Taul	I live at one of the most impacted corners and it's already much more dangerous. Our narrow streets cannot handle this much traffic!
6/21/2021	Kari Perkins	
6/21/2021	Kristy Rowley	I do not support high density zoning as we do not have the infrastructure to support that decision. Please do. It move forward with changing the zoning and it should remain low density if nothing at all.
6/21/2021	Tom Heneghan	
6/21/2021	Jamie Farman	
6/21/2021	Cindy Gamber	Please do not allow this rezoning. Our streets and infrastructure cannot handle the additional traffic. Our neighborhood roads are already strained with the growth we are experiencing with Glacier Estates. Rezoning will do great damage to our community.
6/21/2021	Kim heneghan	
6/21/2021	Angela Owens	
6/21/2021	Shannon Anderson	No to rezoning to higher density!
6/21/2021	Kylie Wade	
6/21/2021	Nestor Sotelo	
6/21/2021	Jeff Holt	
6/21/2021	Jill Holt	The existing roads and infrastructure cannot support medium or high density housing. Initial studies show these small residential roads will be unsafe and over loaded with this type of urban growth. Deny the proposal to re-zone.
6/21/2021	Molly Bruder	
6/21/2021	Derek Bruder	
6/18/2021	Aaron Mays	
6/16/2021	Jennifer Johnson	
6/16/2021	Molly Morovick	As a new resident of Greenleaf, I am opposed to rezoning an adjoining undeveloped area to a high density residential area. This would have a significant negative impact on traffic on Lowell-Larimer and the hill coming down from Seattle Hill Road. Clearly whomever is attempting to increase this development from low density to high or even moderate density has not traveled down Seattle hill to Lowell Larimer at the beginning or end of school days or during rush hours. There is already a significant backup and Lowell larimer would not support additional vehicles,it doesn't even seem to be intended for the amount of cars currently. People move to this area for the low home density, larger lots and peaceful farm like atmosphere. Please uphold that standard and don't ruin the atmosphere & accessibility for current residents by allowing a high or moderate density residential development to be built adjoining to any of these neighborhoods.
6/15/2021	Luke Thomas	
6/13/2021	Lon Biasco	The hillside and ravines cannot support more water runoff into the streams and into the valley. Either option should be denied and stayed at Low density consistent to the neighborhood it connects to or touches. You are impeding on the floodplain and runoff impacts in the valley. Creating more pollution on our farmers too.
6/13/2021	Al Treacy	
6/13/2021	Rhonda Smith	I oppose the re-zoning to high density.
6/13/2021	Dawn Bugge	

8/25/2020	Kyle Henselman	
8/4/2020	George Ramsdell	No to rezoning. We already have too much traffic.
8/4/2020	Jon Lolohea	
7/23/2020	Barbara Fortener	
7/23/2020	Christie Lolohea	
7/23/2020	Jon Lolohea	
7/23/2020	James aghabeigi	
7/22/2020	Phil foshee	
7/22/2020	Sean Laghaeian	
7/22/2020	Aaron Wolk	Re-zoning this land will have negative impacts to the houses in the nearby neighborhoods, the streets are not designed to handle this increase traffic. It also does not align with the developments built in this area (residential houses and farmland)
7/22/2020	Darren Pratt	
7/22/2020	Shannon Pratt	
7/22/2020	Joanna Badgley	
7/22/2020	Julia Martinez	please do not rezone for higher density housing.
7/22/2020	Elysia Kerley	
7/22/2020	Micayla Thomas	
7/22/2020	Luke Thomas	
7/22/2020	Kathy Derks	We do not need multiple housing units around here and our roads are already over crowded with traffic:
7/22/2020	Luz Angelica Pinon	
7/22/2020	Anneke Matray	
7/22/2020	David Hirschi	No to rezoning
7/22/2020	Paige Hirschi	No to rezoning.
7/22/2020	Jessica Sowa	
7/22/2020	Tawny Witters	
7/22/2020	Stephen Sperry	
7/22/2020	Chris Kopcak	
7/22/2020	Curt Boyle	Not every neighborhood needs apartments.
7/21/2020	Katie McCune	This change would have significant impacts to our local schools by increasing the crowding. We don't have the local road infrastructure to support more high density housing near highway 9 and along Cathcart/132nd. This community and county needs to consider impacts to current residents first. I do not support.
7/21/2020	Julia Kopcak	I'm signing this in an effort to stop adding to our already overcrowded elementary school (Little Cedars Elementary). The kids are already forced into outside portables. The teachers are dealing with classes of around 30 kids. Adding high density housing will almost certainly exacerbate these problems.
7/21/2020	Janine Parris	
7/21/2020	Rachael Holmdahl	
7/21/2020	James Goddard	I object rezoning to allow high density housing! please do not change this from the current zoning that is focused on family homes!
7/21/2020	Holly Young	
7/21/2020	Lori Sperry	
7/21/2020	Maggie Sperry	
7/21/2020	Lisa Grimm	
7/21/2020	John Bergren	
7/21/2020	Scarlett Taylor	
7/21/2020	William Koehler	
7/21/2020	Tina Petesch	

7/21/2020	alexandra petesch	
7/21/2020	Mike Pedersen	
7/21/2020	Morgan	Please do not change the zoning!
7/21/2020	kiersten huddleston	
7/21/2020	Richard C Hancock II	
7/21/2020	Brian McCune	
7/21/2020	Kelsey Bergren	
7/21/2020	Peter Jones	
7/21/2020	Bob Johnson	I do not support this particular rezoning change. The current 6 units per acre in this parcel aligns with the density on either side with Greenleaf on the North/East and Highlands East on the South/West. Neither of these subdivisions have the roadways to handle the traffic generated by 200-400 units. On the north end Lowell Larimer is a two lane highway that will require improvement to handle the traffic, especially at the Seattle Hill and Highway 9 intersections. I would be more supportive of zoning changes with direct access to arterials such as 9 or 132nd.
7/21/2020	Jeff Eckerlin	Do not rezone
7/21/2020	KEA SOEUNG	
7/21/2020	Kelli Vennes	
7/21/2020	Daniel McGee	Not in favor of the high density zoning. Not like the surrounding properties in the area.
7/21/2020	Elizabeth Rutledge	
7/21/2020	Heather Torrico	
7/21/2020	Meghan Till	
7/21/2020	Daniel Shreve	Do not rezone this area. The majority of people living here chose this area to get away from overcrowded neighborhoods. The roads leading to this area already cannot support the traffic that currently exists. The schools are already crowded enough. Do not rezone this area
7/21/2020	Kelli Binek	
7/21/2020	Kayla Shreve	
7/21/2020	Derek Bruder	
7/21/2020	Ali Mann	
7/21/2020	Don Philips	I am not in favor of the re-zoning request.
7/21/2020	Richard Brandt	
7/21/2020	Tyler Kent	
7/20/2020	Jim - Chris Bloor	We object to zoning that exceeds 4 homes/Acre. We expect that future zoning will remain as currently established by Greenleaf.
7/20/2020	Stephanie Mueller	
7/20/2020	Jim Young	
7/20/2020	Lori Lorant	Please do not bring high density zoning to this area!!
7/20/2020	chad evans	Keep the zoning the same
7/20/2020	Kelly Ries	
7/20/2020	Judi Ramsey	Lowell-Larimer Road and the area surrounding it are not designed for high capacity housing. Traffic on what was once an underused country road has risen to the point where whenever we go for a "country drive" there is always a car in view. If the density is increased then the road must be improved from Lowell in Everett to Highway 9.
7/20/2020	Douglas Owens	
7/20/2020	Jill Russo	No to rezoning!
7/20/2020	Ian Thomas	
7/20/2020	Saman Saghabi	I object to the re-zoning request.
7/20/2020	Steve Russo	No to rezoning to higher density! Not only would traffic be severely impacted in our neighborhood, Lowell Larimer is not prepared for this

		growth, which is already being impacted by other developments already under way.
7/20/2020	Colburn Corkery	
7/20/2020	Craig Corkery	Do not rezone!
7/20/2020	Amy Corkery	No urban high density!
7/20/2020	Angela Berghout	I oppose the re-zone to high or medium density residential.
7/20/2020	SHAWN HUBER	
7/20/2020	Gabe Henderson	I am against the rezone.
7/20/2020	Jessica pimienta	
7/20/2020	Sokunny Prom	
7/20/2020	Edward Sayed	
7/20/2020	Karalyn Nguyen	Schools are already over crowded. Traffic is already terrible. Do not add an abundance of housing until you can properly accommodate the current population. If there are portables at a school, you already have over populated. Build new elementary, middle, and high schools, and improve current traffic BEFORE adding to the current problems.
7/19/2020	Denney Eames	
7/19/2020	Chris Gluch	No to rezone
7/19/2020	Scott Carness	
7/19/2020	Tom Scuderi	
7/19/2020	Renee Gluch	I oppose the re-zoning to either high or medium- density residential. The roads in Highlands East leading to the new subdivision are narrow, and the increased traffic will pose a safety hazard to existing residents.
7/19/2020	LeighAnn Walters	Connecting Highlands East with Lowell-Larimer by way of Greenleaf will have the unintended consequence of creating a main arterial as commuters will cut through instead of using Cathcart Way and parents and teen drivers do same to access LC Elementary and GPHS. This is dangerous for both neighborhoods that are filled with children playing outside and detrimental to the already threatened wildlife (bears, coyotes, raccoons, opossums, etc) that are trying to cohabitate peacefully with the housing communities surrounding them.
7/19/2020	Joel Pentland	
7/19/2020	James Walters	
7/19/2020	Tanya Labrensz	No to higher density. It's not safe with all this building along the hillside.
7/19/2020	Fetneh Etemadi	we object the rezoning near greenleaf and Highlands east
7/19/2020	nafeh etemadi	
7/19/2020	Juan Mario Pimienta	
7/19/2020	Alexandra Kent	
7/19/2020	James Dunbar	Do NOT rezone!
7/19/2020	Jody Davis	
7/19/2020	Lisa Kotrba	I object to this proposed re-zoning.
7/19/2020	Fayoz Mulladjanov	
7/19/2020	Joe Stanik	The proposed change is not aligned with the bordering communities and goes too far at changing the essence of those communities.
7/19/2020	Jodi Elgaen	
7/19/2020	Ruth Healy	Totally against small townhouses bear a nice neighborhood to add more people to the area.
7/19/2020	Chelsea Jamerson	Object the re-zoning from its current status.
7/19/2020	Heidi Kell	
7/19/2020	Erika Landis	
7/19/2020	Robert Jones	I support this petition due to significant safety, infrastructure and property value concerns. If developed, the current zoning permit (6 homes/acre) would already create major challenges; we can not afford to compound the

		issue. The residents of Highlands East, Green Leaf and Lowell Larimer Road need the County's support to deny this request and protect the existing communities.
7/19/2020	Tam Nguyen	
7/19/2020	Summer Johnson	The road to access this property will not be able to handle an apartment complex. It is a steep small road. How will that even work?
7/19/2020	Alison Tep	
7/19/2020	Jeremy Jamerson	I object the re-zoning from its current 6 homes per acre.
7/19/2020	MOLLY Dee BRUDER	Object to re-zoning!
7/19/2020	Angela Trindle	
7/19/2020	Payton Jones	I object to the re-zoning request
7/19/2020	Candice	
7/19/2020	Michele Sayed	
7/19/2020	Paul Bringham	
7/19/2020	Lichin Meneses	
7/19/2020	Carryn Thomas	
7/19/2020	Jill Byram	Prefer zone remain as is.
7/19/2020	Kimberly Guichard	I object to this re-zoning request!
7/19/2020	Brad Guichard	
7/19/2020	Kristen Curtis	
7/19/2020	Robert russell	
7/19/2020	Damien Harris	Overpopulated as is. More infrastructure to roads, highway 2 and 9. Traffic and residential noise is unsafe and too much.
7/19/2020	Tanja Jones	
7/19/2020	Julie Udy	
7/19/2020	Tom KnutsonKnutson	
7/19/2020	Doris Axelson	We object to the proposed building. We specifically bought to be away from congestion and looked for a neighborhood with one way in and out. The roads throughout Greenleaf subdivision as well as Lowell-Larimer are not conducive to high volume.
7/19/2020	Samuel Axelson	
7/19/2020	Gabriella Axelson	
7/19/2020	Niklas Axelson	
7/19/2020	Ryan McNeely	Vote NO. Huge negative impact on the quality of life in our neighborhood, and on the property values.
7/19/2020	Tonia Knutson	
7/19/2020	Kelsie Bracerros	
7/19/2020	April Hogan	
7/19/2020	Kevin Hogan	
7/19/2020	Kelly van Valey	
7/19/2020	BrianL	I object to the re-zoning request
7/19/2020	Kevin McNeely	The plan is inconsistent with the established neighborhood. The roadway does not have sufficient capacity.
7/19/2020	Randall Downs	
7/19/2020	Jenn McElroy	
7/19/2020	Caitlin Downs	
7/19/2020	Siska Treacy	
7/19/2020	Tracey Roth	
7/19/2020	Katie Jones	
7/19/2020	Megan	
7/19/2020	Tamra Biasco	
7/19/2020	Leila Foley	
7/19/2020	Alisa Tyler	Please do not put high density housing in this area!!

7/19/2020	Amy	
7/19/2020	Rhonda Alger	
7/19/2020	LANCE BIDEN	I am against increasing the higher density of the area.
7/19/2020	Jo Anne	
7/18/2020	Scott Greeley	
7/18/2020	Nancy Szpara	
7/18/2020	Meagan Wolk	
7/18/2020	Jolene Larsen	I object to the re-zoning request
7/18/2020	Landon jones	
7/18/2020	Genevieve Dunbar	
7/18/2020	Elizabeth Cleveland	
7/18/2020	Peter Axelson	
7/18/2020	Derek Trindle	
7/18/2020	Aaron Kell	
7/18/2020	Jacob Thompson	
7/18/2020	Brenda Helm	
7/18/2020	ETHAN JONES	
7/18/2020	Jessica Brandt	
7/18/2020	Matthew Helm	
7/18/2020	Nancy Dumouchel	
7/18/2020	Ryan Simicich	The residential streets of the Greenleaf neighborhood can't handle the increased traffic from higher density zoning. Please consider the small children playing throughout the neighborhood.
7/18/2020	Stacy Kromer	
7/18/2020	Wendy Bori	We've all invested in the Greenleaf development and paid for a medium density neighborhood, for the peace and quiet, for the safety of children & elderly here. We are absolutely against expansion that includes high density neighbor developments that will negatively impact all neighborhoods in both directions.
7/18/2020	nicholas kinja	This rezoning will affect our neighborhood negatively
7/18/2020	Benjamin Plante	I am against increasing homes/acre beyond the current zoning at 6 homes/acre
7/18/2020	Katie Thompson	
7/18/2020	Heather Mauermann	
7/18/2020	Eric Plante	I am against this motion to increase homes/acre or do not open up access to Greenleaf neighborhood.
7/18/2020	Michelle Olson	
7/18/2020	Kathy Nelson Putt	
7/18/2020	Vince Brown	
7/18/2020	Misty scuderi	I live in the greenleaf neighborhood and would really not like the development to move in the direction of higher occupancy housing.
7/18/2020	Kylie Mulladjanov	
7/18/2020	Lisa Sandbo	
7/18/2020	Steve Udy	I'm against the re-zoning, our neighborhood roads are too narrow to handle any cars as it is now. It will only be a matter of time until someone's pet or child gets hit by a speeding car.
7/18/2020	James Young V	
7/18/2020	Phirou Tep	
7/18/2020	Dana Wymore McNeely	This neighborhood was not planned to allow additional growth such as what is being considered. The streets are too narrow to accommodate additional traffic. The possible addition of another entrance into the neighborhood will bring increased crime. Lowell Larimer Rd. was not planned for the additional commuter traffic. Figure at least 2 cars per household. The area that is

		already being built near us may produce over 100 additional cars on Lowell Larimer Rd. each day. There will be no positive effects for our neighborhood.
7/18/2020	Chad Johnson	
7/18/2020	Terry Rigelman	I am not in favor of rezoning the existing property to accommodate the possibility of either medium or high density construction (townhomes or apartments). The increased dwellings would bring a tremendous increase of population and traffic in what is now and has been single family homeowners. Families make home purchases as investments, and I know for a fact that development of this kind will have a dramatic decrease in property values. I vote NO.
7/18/2020	Jeff Jones	
7/18/2020	Russell Korets	We live in Greenleaf with 4 little kids. This would be devastating to our neighborhood.
7/18/2020	Kevin Ruoff	Rezoning this area to Urban High Density or Medium Density will create an unsafe condition on Greenleaf at Snohomish Cascade neighborhood with the amount on thru traffic it would create. This change would also impact property values of our neighborhood. Zoning needs to be at R-9600 to blend into the area.
7/18/2020	Amy Seelhoff	
7/18/2020	Tiffany Sanders	
7/18/2020	Sherry Nevala	I strongly support this petition!
7/18/2020	Heather Young	Rezoning will negatively impact existing property values.
7/18/2020	Shannon Reynante	
7/18/2020	Kendra Long	

From: Moore, Megan
Sent: Wednesday, October 6, 2021 2:18 PM
To: Eco, Debbie
Cc: Skorney, Steve
Subject: Fw: Tom Winde et al. (SW6)
Attachments: 70th DR SE in Snohomish Parked Cars.pdf

From: Ryan Mayer <rmayer121@hotmail.com>
Sent: Wednesday, October 6, 2021 1:45 PM
To: Moore, Megan <Megan.Moore@co.snohomish.wa.us>
Subject: Tom Winde et al. (SW6)

CAUTION : This email originated from outside of this organization. Please exercise caution with links and attachments.
Megan,

As a resident who lives on 70th DR, I can personally attest to the roadway issues that this future development will provide. With the new development that is currently under construction (Glacier View Estates), there is much heavier traffic along 70th from the vehicles using 134th St in lieu of the north entrance at 72nd Dr. We've had some close calls at the intersection of 70th and 134th where the cars turning on to 70th do not stop and assume that there is no one traveling north or south along 70th. Also, along 70th in between 134th & 136th, there are consistently cars parked on both sides of the street, causing a major bottleneck where only 1 car can currently pass through at a time. There's no way that 70th can support the future residents at Glacier View Estates, let alone a new development that could potentially add 800 more cars. During the traffic study for Glacier View Estates, I know the entrance at 72nd DR has been accounted for, but realistically people are going to take the shorter route and utilize 70th DR rather than drive north and utilize the 72nd-132nd-69th route that has a much higher vehicle rating. This type of information needs to be accounted for when traffic pattern studies are performed. People are going to utilize the shortest path every time given the option. I've taken pictures of the parking issue I described and have attached them. There should be 30 pictures with dates and times showing the consistency of cars that are parked on both sides creating a bottleneck. You can even see the cars that are consistently parked between 136th and 135th on Google Maps (page 31 of my attachment).

Thank you,
Ryan Mayer



6/26/21 @ 12:43 PM



6/26/21 @ 12:43 PM





6/26/21 @ 7:39 PM



6/27/21 @ 10:22 AM



6/27/21 @ 10:22 AM



6/28/21 @ 5:17 AM



6/28/21 @ 5:17 AM



 Average Fuel A31.3mpg
Range 226 miles

6/28/21 @ 5:43 PM



6/29/21 @ 5:26 AM



6/29/21 @ 5:26 AM



Average Fuel 31.9 mpg
Range 200 miles

HYUNDAI

6/29/21 @ 5:27 AM



6/30/21 @ 5:52 PM



6/30/21 @ 5:52 PM



7/3/21 @ 7:09 PM



7/17/21 @ 3:57 PM



7/17/21 @ 3:57 PM



7/17/21 @ 8:10 PM



11944



Average Fuel 32.2 mpg
Range 308 mi

8:25

7/25/21 @ 5:03 PM



7/26/21 @ 5:39 AM



7/27/21 @ 5:48 AM



7/27/21 @ 5:44 PM



7/30/21 @ 5:21 AM



8/4/21 @ 6:58 PM





9/5/21 @ 4:45 PM



9/23/21 @ 5:17 AM



9/23/21 @ 5:43 PM



9 mph



AM 950 kHz
Average Fuel 33
Range
67% 002185 miles



14 mph

AM 95.0 MHz
Average fuel
6.7% 1800/40



70th St SE

70th St SE

135th Pl SE

From: Wright, Stephanie
Sent: Wednesday, October 6, 2021 5:17 PM
To: Eco, Debbie
Subject: Fwd: Tonight's Hearing on SW6 Winde

Begin forwarded message:

From: David Toyer <david@toyerstrategic.com>
Date: October 6, 2021 at 1:41:12 PM HST
To: "Stephanie.Wright@snoco.org" <Stephanie.Wright@snoco.org>
Cc: "Joshua.Thompson@snoco.org" <Joshua.Thompson@snoco.org>
Subject: Tonight's Hearing on SW6 Winde

CAUTION : This email originated from outside of this organization. Please exercise caution with links and attachments.

Councilwoman Wright:

Good afternoon, I hope you are well. I represent the Winde family (the applicant for SW 6) and want to encourage you to support the Planning Commission's recommendation to approve the future land use requested, but defer zoning to a future rezone. We respectfully ask that you vote in favor of SW6 based on five key reasons:

- Snohomish County needs additional housing options to meet the needs of all economic segments in the community
- The land use change from urban low density residential (ULDR) to urban medium density residential (UMDR) encourages more missing middle housing
- Snohomish County Tomorrow's PAC has discussed that current zoning is approx. 90,000 short of accommodating the 2044 preliminary population estimate
- Losing opportunities to reasonably increase densities now puts more pressure of future land use decisions that may have greater consequences
- The Planning Commission recommendation before you is a compromise that balances the neighborhood's transportation concerns, but also furthers GMA long-term

We understand that the two adjacent, established neighborhoods are concerned about traffic impacts. The EIS completed by the County indicates that whether or not SW6 is approved, the neighborhoods in question will similarly be impacted by traffic under the existing zoning. In other words, whether SW6 is approved or not, the neighborhoods will have increased traffic in the future. However, in recognition of the neighbors' concerns, as well as the impending 2044 growth targets, the Planning Commissioners came up with a fair compromise. They recommended changing the future land use designation on the Winde property from urban low density residential (ULDR) to urban medium density residential (UMDR), but reserving the rezone from R7200 to LDMR as a decision to be made by the Hearing Examiner who would have the authority to establish conditions on the project. **In sum, the Planning Commission's recommendation is that the County create the additional capacity to support its future growth targets while also requiring that any rezone go through a process that would ensure traffic is addressed through appropriate project mitigation and other conditions.**

As you may be aware from recent PDS briefings and Snohomish County Tomorrow meetings, early projections are that the county and its cities have a deficit of roughly 90,000 people that they have to plan for, but which existing

zoning designations don't presently have the capacity to support. Specifically, Everett has a deficit of 30,131, Bothell and Lynwood have a deficit of 11,013, and high capacity transit communities (which includes Mukilteo, Mill Creek, and the unincorporated areas of the Mill Creek and Everett UGAs) need to accommodate 53,203 more people than what presently is planned. Consequently, the county and cities will need to rezone properties for higher densities or expand UGAs. Yet, some communities like Mukilteo, who will hold an advisory vote on multi-family housing this election, are very likely to push back on higher densities. **Ultimately, every reasonable opportunity to increase densities that is foregone today makes future growth management decisions even more difficult.**

Again, we are not dismissing the neighbors' concerns, but the reality is that nearly every neighborhood within the UGAs has been at some time affected by growth under GMA. And density can't be something that everyone is ok with so long as it is not the property next door – we are all in GMA together.

We respectfully ask for your vote in favor of SW6 Winde.

Alternatively, if there are not enough votes to approve this proposal now, we would ask that this be continued and that Council consider including it with the proposals to be studied for 2024 (provided the Winde family doesn't have to pay a second time for the environmental review).

Please let me know if you have any questions.

Thank you,

DAVID K. TOYER, PRESIDENT
[TOYER STRATEGIC ADVISORS, INC.](#)
10519 20th ST SE, SUITE 3
LAKE STEVENS, WA 98258
425-344-1523
toyerstrategic.com

Everett Daily Herald

Affidavit of Publication

State of Washington }
County of Snohomish } ss

Michael Gates being first duly sworn, upon oath deposes and says: that he/she is the legal representative of the Everett Daily Herald a daily newspaper. The said newspaper is a legal newspaper by order of the superior court in the county in which it is published and is now and has been for more than six months prior to the date of the first publication of the Notice hereinafter referred to, published in the English language continually as a daily newspaper in Snohomish County, Washington and is and always has been printed in whole or part in the Everett Daily Herald and is of general circulation in said County, and is a legal newspaper, in accordance with the Chapter 99 of the Laws of 1921, as amended by Chapter 213, Laws of 1941, and approved as a legal newspaper by order of the Superior Court of Snohomish County, State of Washington, by order dated June 16, 1941, and that the annexed is a true copy of EDH938663 ORDINANCE 21-058 as it was published in the regular and entire issue of said paper and not as a supplement form thereof for a period of 1 issue(s), such publication commencing on 09/22/2021 and ending on 09/22/2021 and that said newspaper was regularly distributed to its subscribers during all of said period.

SNOHOMISH COUNTY COUNCIL
RECEIVED _____ TIME _____

SEP 24 2021

CC'D TO	CF _____	GOT _____
JLM _____	DIST 1 _____	DLE _____
JDG _____	DIST 2 _____	ALC _____
YSW _____	DIST 3 _____	ELL _____
HCB _____	DIST 4 _____	CMF _____
NAG _____	DIST 5 _____	

The amount of the fee for such publication is \$139.92.

[Signature]

Subscribed and sworn before me on this 22nd day of September 2021.



[Signature]

Notary Public in and for the State of Washington.

SNOHOMISH COUNTY COUNCIL
Snohomish County, Washington
NOTICE OF INTRODUCTION OF ORDINANCE
AND
NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN, that the Snohomish County Council will hold a public hearing on October 6, 2021, at the hour of 6:30 p.m. and continuing thereafter as necessary, in the Henry M. Jackson Room, 8th Floor, Robert J. Drewel Building, 3000 Rockefeller, Everett, Washington, to consider proposed Ordinance No. 21-058, titled: RELATING TO THE GROWTH MANAGEMENT ACT, ADOPTING FUTURE LAND USE MAP AMENDMENTS TO THE SNOHOMISH COUNTY GROWTH MANAGEMENT ACT COMPREHENSIVE PLAN (SW6 - TOM WINDE)

NOTE: Due to current COVID-19 restrictions, Snohomish County Council is currently holding its public meetings remote only and will hold in-person meetings in conjunction with a remote platform when restrictions and conditions change.

Please check the Council webpage 24 hours prior to the scheduled hearing time for the most up-to-date information <https://www.snohomishcountywa.gov/2288/Meetings-Webcasis> or contact the Council Clerk at 425-388-3494 or at contact.council@snoco.org.

Zoom Webinar Information:

Join online at <https://zoom.us/j/94846850772>
or by telephone call 1-253-215-8782 or 1-301-715-8592
Meeting ID: 948 4685 0772

Background: This ordinance consists of a Final Docket XX proposal by Tom Winde, as modified by the Snohomish County Planning Commission, which would amend the Future Land Use (FLU) Map of the General Policy Plan (GPP) by redesignating 19.96 acres in the Southwest Urban Growth Area (SWUGA) from Urban Low Density Residential (ULDR) to Urban Medium Density Residential (UMDR) with no concurrent rezone. The zoning on the proposal site would remain R-7.200 which is an implementing zone for the UMDR FLU Map designation. A summary of the proposed ordinance is as follows:

PROPOSED ORDINANCE NO. 21-058

Sections 1 – 3. Adopts recitals, findings of fact, and conclusions, and states that the Council bases its findings and conclusions on the entire record of the Planning Commission and the County Council.

Section 4. Adopts Exhibit A, amending Map 1 (Future Land Use) of the GPP.

Section 5. Directs the code reviser to update SCC 30.10.060 pursuant to SCC 1.02.020(3).

Section 6. Provides a standard severability and savings clause.

State Environmental Policy Act: Requirements with respect to this non-project action have been satisfied through issuance of Addendum No. 22 to the Final Environmental Impact Statement for the Snohomish County Comprehensive Plan 2015 Update on June 7, 2021. Copies of all applicable SEPA documents are available at the office of the County Council.

Where to Get Copies of the Proposed Ordinance: Copies of the full ordinance and other documentation are available upon request by calling the Snohomish County Council Office at (425) 388-3494, 1-(800) 562-4367x3494, TDD (425) 388-3700 or by e-mailing contact.council@snoco.org.

Website Access: The ordinance can also be accessed through the County Council website at <http://www.snohomishcountywa.gov/2134/County-Hearings-Calendar>.

Range of Possible Actions the County Council May Take on This Proposal: At the conclusion of its public hearing(s), the County Council may make one of the following decisions regarding the proposed actions: (1) adopt the proposed ordinance; (2) adopt an amended version of the proposed ordinance; (3) decline to adopt the proposed ordinance; (4) adopt such other proposals or modification of such proposals as were considered by the County Council at its own hearing; or (5) take any other action permitted by law.

Public Testimony: Anyone interested may testify concerning the above described matter at the time and place indicated above or by remote participation in the meeting. The County Council may continue the hearing to another date to allow additional public testimony thereafter, if deemed necessary. Written testimony is encouraged and may be sent to the office of the Snohomish County Council at 3000 Rockefeller Ave M/S 609, Everett, WA 98201, faxed to (425) 388-3496 or e-mailing Contact.Council@snoco.org. Submitting public comments 24 hours prior to the hearing will ensure that comments are provided to the Council and appropriate staff in advance of the hearing.

Party of Record: You may become a party of record on this matter by sending a written request to the Clerk of the County Council at the above address, testifying at the public hearing, or entering your name and address on a register provided for that purpose at the public hearing.

Americans with Disabilities Act Notice: Accommodations for persons with disabilities will be provided upon request. Please make arrangements one week prior to the hearing by calling Debbie Eco at (425) 388-3494, 1(800) 562-4367 X3494, or TDD #1-800-877-8339, or by e-mailing Debbie.Eco@snoco.org.

QUESTIONS: For additional information or specific questions on the proposed ordinance please call Steve Skorney in the Department of Planning and Development Services at 425-262-2207.

DATED this 17th day of September, 2021
SNOHOMISH COUNTY COUNCIL
Snohomish County Council
/s/ Stephanie Wright
Council Chair

ATTEST:
/s/ Debbie Eco, CMC
Clerk of the Council
107010

Published: September 22, 2021.

EDH938663