



Eastin, Darryl

From: Kathleen Lamb <KLamb@jbsl.com>
Sent: Wednesday, April 02, 2014 9:09 PM
To: Eastin, Darryl
Subject: Point Wells

I am a resident of Richmond Beach and have been for over 25 years. I am strongly opposed to Point Wells being either an Urban Center or an Urban Village.

Either a high density Urban Center or a high density Urban Village will have an irreversible and highly negative impact on shorelines, wetlands and streams, fish and wildlife, air quality, available public services and cultural resources and roads in the Richmond Beach and Shoreline neighborhoods. The noise and lights from such a development will travel up the hillsides and cause considerable noise pollution, air pollution and light pollution. Traffic will be negatively affected on Richmond Beach Road and on all feeder streets throughout the entire Richmond Beach and Richmond Highlands neighborhoods. Traffic accidents will increase – too many cars. The existing Park and Ride lots and the buses which serve those lots cannot accommodate the increase in cars and ridership which would result from either an Urban Center or an Urban Village on the scale that is being proposed. Overcrowding of the entire Richmond Beach area will result.

Our current way of life in Richmond Beach will be extremely negatively affected and it will destroy our bedroom community. Richmond Beach, Richmond Highlands and Richmond Beach Road and the feeder roads were never meant to absorb the scale of the development which is being proposed for Point Wells.

Any type of development other than single-family residential housing units should be absolutely prohibited. The development at Point Wells should blend into the existing community – not be in total contrast to the existing community.

Snohomish County – including Woodway and Edmonds - should absorb the traffic and provide the support services – roads, etc. for any development at Point Wells.

Please do not allow an Urban Center or an Urban Village to be built at Point Wells. The developer should be ashamed of himself. He obviously does not care about the community at all and he should not be allowed to destroy the successful and happy community of Richmond Beach.

Please stop the Urban Village or Urban Center from happening at Point Wells. Everyone knows it is a bad plan. It is not progress; it is detrimental. It is not the proper setting for a combination residential, commercial and retail development. An Urban Village or Urban Center project just cannot be “fixed” enough to make it ok to do it. It just should not happen.

Thank you.

Kathleen Lamb
Richmond Beach Resident