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**To:** [Lori Barlow; jpeterson@spokanecounty.org](mailto:jpeterson@spokanecounty.org)  
**Subject:** Painted Hills Project SUB-2015-0011/PRD-2015-0001/prd-2016-007  
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I am writing to voice my concerns on the proposed development of the Painted Hills project. I am a resident of Painted Hills since June 1, 1999. When I moved to Painted Hills, I did so because it was a rural community comprised of peace and beauty. Our homes were all custom and held their value well. It was a safe neighborhood. I would let my children walk to a friend's house without fearing that a stranger might approach.

This project would devastate the rural setting of this area and natural flood plain that it contains. It will jeopardize the existing Wetlands, Spokane Aquifer, and Wildlife. Just last week I witnessed two Bald Eagles nesting on the old golf course. There have been many eaglets raised on that site.

The Cut and Fill that is proposed can only be described as devastating to our community. The impact of hauling 33,000 truckloads of fill on our roads would cause a severely negative impact on our area. This would cause impedece of traffic flow, interference of emergency vehicles, impact on human health through the inevitable dust and noise, wear and tear on our roads, and, heaven forbid, interference in evacuation for the residents of Painted Hills should the need arise.

After the development, the impact to our natural and human environment aside, I am afraid of the impact on the Critical Aquifer Recaharge Area, the contamination of the aquifer, and the elimination of the Compensatory Water Storage Area. I have good friends that live along Chester Creek just south of the development. They already deal with flooding yearly, this is their way of life. This proposal could wipe out the home! What considerations have been given to the properties South of the development? What if the proposed levies decline? Who would be financially responsible to maintain this ridiculous system of proposed levies and ponds, a potentially fragile HOA? What guarantees will there be if the HOA fails? Is the City of Spokane Valley ready to step up and take over??

Consideration must be made regarding the local schools and how this project with 500+ homes would place undo stress on an already overpopulated system. The 1200 unit complex at 32<sup>nd</sup> and 27 has added to an already crowded system. We pay high taxes for our children to receive a safe and high standard of learning. How can overcrowding insure this standard continues?

I live at the top of Painted Hills and am already concerned with evacuation should the need arise. There are only two ways out to Dishman Mica and those routes will be clogged as it is. If we add 500+ residential units, it could be as disastrous as the current situation in Paradise CA where people died in the cars trying to evacuate.

Lastly, and probably one of the most pressing issues, is that our property values will drop. I have heard many neighbors talking about selling their homes if this development is approved, before they lose value. How can a development be approved that will degrade an upstanding community??

Thank you,

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