



June 27, 2020

Dear Mayor, Mayor Pro Tem, and Council Members:

The Springdale-Airport Neighborhood Association (SANA) supports the request for Planned Unit Development (PUD) zoning at 1011 and 1017 Springdale Rd.

The developer has presented SANA with a proposal that includes, among other things, increased height, while also providing environmental and community benefits. These include restoring much of the vegetation and creek areas, providing a public trail easement, staying significantly below allowable impervious cover, and helping fund affordable housing.

For years, this property was a tank farm, until the community successfully pushed to have it closed. By restoring many of the natural areas here, we believe this development is helping address the tank farm's legacy of environmental damage.

In addition, we also support the proposal's consideration of the community's current and future needs. While the fact that this property was a tank farm prevents a residential development here, the developer has proposed to help fund affordable housing for the community and to provide a 50 ft. trail easement to connect the neighborhood to a future City trail south of the property.

SANA supports this request for PUD zoning, which would secure these environmental and community benefits, and in return would grant the applicant's request for the ability to build up to 75 ft. of height at 85 ft. from nearby single-family lots and up to 90 ft. of height at 140 ft.

On a personal note, as someone who saw firsthand what the tank farm did to friends and family, I look forward to seeing this site turned into a project focused on sustainability and the environment.

We appreciate your consideration.

Sincerely,

A handwritten signature in blue ink that reads "Pete R. Rivera". The signature is written in a cursive, flowing style.

Pete Rivera, President