



City of Mossyrock

231 E State Street / PO Box 96
Mossyrock, WA 98564

February 15, 2022

Ph: (360) 983-3300 / Fx: (360) 983-8910

Lewis County Community Development
2025 NE Kresky Ave.
Chehalis, WA 98532

RE: Type V Application
Notice of Application
Permit Number(s) RZ22-00001, SEP22-0001
De Goede Bulb Farm, LLC

Attention: Mindy Brooks, Senior Long-Range Planner

As Mayor for the City of Mossyrock, I must express deep concerns for the rezoning proposal requested by De Goede Bulb Farm, LLC.

It is understood the request is to rezone approximately 27.552 acres from the current use of Agricultural Resource Lands (ARL) to Rural Development District (RDD-5) – parcel #028519065005.

My first concern is regarding the affect a future housing development would have on the water table and aquifer recharge area. Could the area sustain such a development? What would the impact be should the recharge area dimmish? The hillside south of Isbell Road is considered a "dry hill", several of the residents in the area have issues with their wells running dry during the summer. Prevention of a "dry hill" on the north side has been brought to my attention by residents surrounding the above referenced parcel.

The second concern is regarding access to any future development. Coleman Road is located east of the forementioned parcel, a portion of which is located within the Mossyrock city limits. This road was not designed as a main thoroughfare, nor is it maintained to support through or heavy traffic use.

Several parcels along Breezy Lane currently adjoin Coleman Road adding stress to the integrity of the roadway. Residents of Bobcat Lane are concerned a road will be developed through to the parcel development. Coleman Road will be used as a convenient and quicker route to Hwy 12, creating excess wear and tear on the road.

I do believe the concerns of myself and residents of the area warrant consideration in your determination.

Respectfully,

Randall Sasser, Mayor
360-983-3300
360-269-3236 (cell)

Mindy Brooks

February 21, 2022

Lewis County Community Development

Subject: Comments on Permit RZ22-00001, SEP22-0001

Dear Ms. Brooks,

Thank you for the opportunity to comment on the above permit. We had no such opportunity on the large adjacent development already in-progress. The local community which will be impacted by the proposed rezoning and development has the following comments:

- The neighborhood adjoining the proposed project lies directly to the East. The impacts on that community of the previously approved development, and the new proposed development, may not be obvious to the County or to the project applicant.
 - Many existing wells have increasingly run dry in the summer and fall months requiring residents and small-farm landowners to carry water from the City of Mossyrock, borrow water, or re-drill at huge expense. We all agree that the trend will continue and worsen as each additional well for development is brought on-line.
 - The traffic in our once-quiet neighborhood has at least doubled so far, and will increase with each additional residence and construction. The current residents purchased here because it was a 'dead end' road with no through traffic. Coleman Road is not capable of safely handling increased traffic due to its narrow width, steepness, and blind curves. Near head-on collisions are now common occurrences and will only get worse. As you may not be aware, the City of Mossyrock owns the first part of Coleman Road and is aware of unfunded but necessary road improvement costs and liability. They may respond to you separately on this matter.

The above issues have already caused us expense, time, and decreased quality of life. There are many areas more suitable for RDD-5 than this hilltop and hillside. If these developments continue to impact us, the existing neighborhood and small farms may consider seeking reimbursement for these expenses from developers, and from Lewis County for allowing them to happen, with no consideration for the surrounding area.

Sincerely,

Thomas Meade
 Robert D. Morgan
 [Signature]
 Judy Hollinger

W. Mahley
 Katie Malmborg
 George S. Burt
 Barbara Boggs
 Dave & Jola Klein

