

From: [Cathy Aldrich](#)
To: [City Council](#)
Cc: [Preserve Shoreline](#)
Subject: 145th Light Rail and zoning
Date: Friday, April 01, 2016 2:45:53 PM

Dear Council and Planning Commission,

While I hope to be able to attend the April 7 meeting, this letter is just back up in case I am unable to attend.

Regarding 145th, the Light Rail Station and the rezone I must again comment about the Paramount Park Open Space and how the City and planners seem to be overlooking everything once declared in the not so distant past; that the wetland at Paramount Park open space is vital and important, worth preserving and that development around the park could create a host of undesirable issues.

It would seem the current thinking now ignores all of that thinking of the past. Nothing about the Park has changed in the ensuing years, all that has changed is how the City now appears to think.

I would like to point out that there seems to be a discrepancy in the current thinking; that which states development around the Paramount Park Open Space could help preserve the wetland and rezone maps that show MUR 35 zoning in areas the EIS deemed buffer zones that should not be built upon. The City cannot have it both ways; to state current residents use of their properties would not be in compliance with the EIS as it stands today and then show those same properties on the rezone map areas shows a plan at odds with itself and at odds with everything that is supposedly important to "Tree City", as Shoreline likes to be known.

The development as proposed WILL have a huge impact on the park and the wetland, wetlands cannot be replaced once they are paved over and too many wetlands have been lost to the desire to develop as much land as humanly possible. While the City is not planning on paving over the wetland, the proposed size of the rezone would quite effectively do that. In city environments in particular the preservation of wetlands becomes even more important; the wetland is nature's way of scrubbing pollutants, it offers a buffer, it offers sanctuary and safe haven to birds and mammals. A wetland's destruction cannot possibly be condoned in this day and age.

And Twin Ponds Park is also at risk. Two important wetlands who need concerned citizens to do their speaking for them, citizens who live in the area, not developers who will not.

Next comes the fact that a large rezoned area, along with light rail, will bring more residents and will bring more cars and more needs to be met. The planners have inferred that Millennials won't drive, they also seem to think Millennials won't have families, yet the Shoreline School District is concerned enough about such a proposed growth in population that they are considering future use of the Upper Paramount Park property.

Again, there is a discrepancy with what has been proposed and what is being shown on the (I can only call it propaganda) fliers about rezoning the area between 145th and 155th. In the fliers there are apartment homes and individuals enjoying the open space and amenities of

Upper Paramount Park. This will not be possible should the School District need the property to ensure future students are adequately housed rather than stuffed into current buildings.

Shoreline became a city because of its schools, now there is a chance Shoreline could become more like Seattle, which is what those who voted to create the city wanted to avoid at all costs.

It is impossible for anyone, even thoughtful planning commissions, to know what people will do or how the future will unfold. As a 34 year resident who lives in the neighborhood adjacent to Paramount Park Open Space I would ask that the City and Planning Commission take a more nuanced approach to development, *phasing* growth rather than trying a one size "should fit the future" plan. Again, it has been inferred that development will take many years to change the character of the neighborhood and again I hold up the Roosevelt neighborhood as an example ... *light rail has yet to open* and yet that neighborhood has already been changed; more residents, more cars, more families, more needs.

Growth will happen, but to try to change the facts that once stood, to try to claim no harm will come, to try to claim anything that cannot be known ... only a more nuanced approach can carefully attend to the possible missteps that may arise.

We only have one earth and we as humans have done a rather lousy job taking care of it by forging ahead with what sounds reasonable at the time. Better to move more slowly, it is harder to correct damage than try to avoid it in the first place.

Respectfully,

Cathy Aldrich
Shoreline WA