

Planning Commission Shoreline City Hall
17500 Midvale Avenue N
Shoreline, WA 98133
plancom@shorelinewa.gov

December 12, 2016

In regards to the proposed amendment allowing residential backyard encampments:

Dear Planning Commission Representative,

We would like to thank the Commission personally for taking under advisement the concerns of the City of Shoreline residents, and changing the amendment that would have allowed residential backyard encampments. We feel certain that if we all work together we can make great strides in enacting superior assistance to our homeless so they may realize self-sufficiency.

We would like to submit our letter (for the record) written before the Commission elected to strike the section referring to backyard encampments that had been previously written into the amendment.

If the Ordinance is amended:

- Backyard encampments could pose a nuisance to our citizens, perhaps even devaluing their property, should the congestion of people and traffic make access difficult.
- Backyard encampments could create possible noise pollution and might very well disrupt the requirements of the surrounding neighbors, making it very likely that problems would arise.
- Zero set-backs, as expressed by the Lancasters, will create disputes between neighbors, possibly damaging the good-will of a whole community.
- According to the Washington State Insurance Commissioner's Office, the cost of liability and auto insurance in establishing a classified high-risk operation, will practically ensure a host's difficulty to comply; however, without any mandatory proof that a host would be required to produce written into the proposed amendment, an operation could prove disastrous for a host's neighbors should any manner of accident occur.
- The fact that the proposed amendment is absolutely without any recourse for a neighbor to object to a backyard encampment being established in their neighborhood, in our opinion, goes *beyond the pale*, i.e. beyond the limits of propriety, courtesy, protection, and safety.

Furthermore, after studying Ed Murray's proposal on housing for our homeless, nowhere does it state that backyard camping will be allowed in Seattle. In fact, tiny houses without a foundation are prohibited in Seattle backyards as well; therefore, any statement alluding to the fact that we Shoreline citizens should not be alarmed is entirely false.

Murray, along with hired expert, Barbara Poppe, have come to the same conclusion as our responsible Shoreline citizens: a roof with access to services is the only real option to our homeless becoming self-sufficient again; and, those who want to be left alone, should be able to have a low barrier facility, with City government FTEs to assist in keeping the peace.

Only real (brick and mortar) housing, in coordination with organizations with access to services and *factual knowledge* on what works best for our homeless, is the single responsible and competent action the City of Shoreline can take if it truly wants concrete results for our homeless population.

That being said, in the interim, encampments should be allowed on business and church properties, without fees and limited “red-tape,” which include the addition of protocol to execute in an emergency situation, until such time as a facility can be acquired that can successfully meet the needs of our homeless.

Nonetheless, which is in accord with existing data, it remains our opinion that amending the Ordinance to include the allowance of residential encampments is striking a dangerous nation-wide precedence at best, is counterproductive, without any real say given to a neighborhood, and ultimately, extremely costly for the host.

Regards,

Kit & Malena Duffield-Palin

Shoreline, Washington 98133