

Dear Deanna Cambridge

Re: Proposed Subdivision, NE 10 53 2 W5

As an adjacent landowner, I most strongly object to subdivision application 15-S-028.

The building on this property was originally developed as a shop for the landowner's personal use. Subsequently, permission was gained from the County to use the building for commercial use under a time-specific agreement.

A similar proposal for permanent industrial designation was made several years ago. It was rejected by the previous County administration on the grounds that an industrial location was not in the best interests of county development; vicinity landowners vigorous opposition to the proposal and reported concerns from the Department of Transportation involving its plans for future interchange development in the area where 770 intersects with Highways 16 and 43. As far as I know, these factors remain and of themselves constitute sufficient cause to reject application 15-S-028

Further objections to this proposed development include:

- Lack of accompanying environment assessment including water availability, sewage treatment, waste management, and industrial footprint.
- Lack of clean up arrangements after industrial use.
- Potential noise and air pollution, as was previously experienced by adjacent landowners.
- Public access to the property. Currently a presumably private road gives access to the landowner's home, but is not a throughfare for general public use. This raises the question of fiscal responsibility for the maintenance and upkeep of the road.
- The entrance and exit to the proposed development is from Highway 16 via R.R. 22. This is a difficult and sometimes hazardous route even for area residents. The addition of commercial vehicles and others for client transportation would only exacerbate this problem. A previous industrial use of this location featured large, loaded trucks operating at this junction with little regard for stop signs or other traffic.
- My property values may suffer devaluation should this proposal succeed. Certainly, my quality of life will be affected.

Please inform me of your decision.

Sincerely,

Sharon M. McGuire, PhD