

March 1, 2014

Planning and Development Services
Parkland County

Attention: County Council

**Re: Notice of Public Hearing of Proposed Bylaw No. 2014-01
N.W 31-53-5-W5M and Pt. S.W. 31-53-5-W5M
Amendment to Land Use District Map 2 of Land Use Bylaw No. 20-2009
Development Services File No. PD-2013-083**

I am writing in response to above proposed land use amendment. As a long term resident of the affected area, I have concerns about this amendment, namely:

1. Suitability of Roadways for Motorists and Pedestrians

As a resident of Lake Isle Estates, I am required to regularly travel Range Road 60 from the affected area south to Highway 16. Using this roadway is the only way to access my home as a motorist or pedestrian. I travel this road nearly daily and am very familiar with the roadway giving the following concerns:

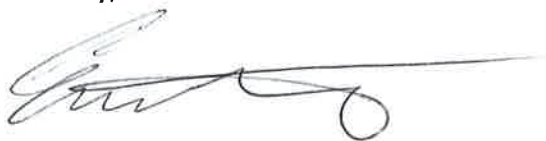
- i. The road is narrow with sharp shoulders and deep ditches. When meeting large oncoming vehicles on this road, both vehicles have to slow down considerably to safely pass each other. Given the proposed land use, there will be increased large truck traffic related to the construction of the project, an increase in wide RV and service truck (garbage trucks, septic trucks) traffic once the project is developed along with increased passenger vehicle traffic at all stages of the project. I am concerned this roadway is unsuitable for the increase in large vehicle and passenger vehicle traffic that would be associated with the proposed land use amendment making the roadway unsafe for all that have to use this road.
- ii. As a pedestrian, Range Road 60 is the only public access south from my home. As mentioned above, the shoulders are sharp leaving limited walking area requiring pedestrians to use the roadway. Increased large and passenger vehicle traffic will infringe on the safety of pedestrians like me who are required to use this roadway to access their homes.

2. Environmental Impact

There are waterways and creeks that run through the subject lands that ultimately flow into Lake Isle. With additional residents there will be a greater impact on the local environment. From increased drippings from more vehicles in the area to careless residents dumping pollutants, there will be greater environmental stress on Lake Isle, a water body that is already highly stressed given the high algae levels in the lake. I am concerned the proposed amendment to land use will have a detrimental effect on the local environment and further deteriorate an already environmentally deteriorated lake.

As a long term resident directly affected by this amendment of land use, I respectfully submit the above concerns in my opposition to the proposed amendment. My concerns are expressed in the expectation and spirit of safe and responsible land development. I do not believe this land use amendment will fulfill this expectation and spirit.

Sincerely,

A handwritten signature in black ink, appearing to read 'Erwin Spitzmacher', with a long horizontal flourish extending to the right.

Erwin Spitzmacher

