

1     **Comment 1**

2  
3     **From:** Barbara Sharkey <[barbsharkey@comcast.net](mailto:barbsharkey@comcast.net)>  
4     **Sent:** Monday, May 11, 2020 10:59:57 AM  
5     **To:** Stephen Bennett; Stephen Bennett  
6     **Subject:** comments for Planning Commission Meeting May 12

7  
8     Dear Mr. Bennett,

9     Please read these comments at the next Planning Comission meeting on May 12.

10  
11    As a resident of Lake Forest Park, I have followed the Town Center Development with great interest.  
12    I have just learned that code is being worked on by our consultant Otak and Mr. Bennett, with an August  
13    timeline in mind.

14    I believe that citizens might be surprised, as I was, to know the coding is moving forward at this rate,  
15    with little opportunity for citizen involvement due to the COVID-19 restrictions on gathering as well as  
16    the planning moratorium.

17    I know that my neighbors and many others have concerns about the development and expressed  
18    themselves through the various VISION processes.

19    The inability to have public meetings shouldn't result in residents being left out of important  
20    conversations and opportunities to express their opinions.

21    Is there any way to keep the citizens updated on a regular basis, at a minimum monthly, as to where you  
22    are in the process? It seems as if there must be at least one email group list that has been established,  
23    as email addresses were collected at almost every open house/meeting that occurred.

24    Thank you.

25    Sincerely,

26    Barbara Sharkey

27  
28     **Comment 2**

29  
30     **From:** Nancy Johnson <[islandgirlnancyjo@gmail.com](mailto:islandgirlnancyjo@gmail.com)>  
31     **Sent:** Monday, May 11, 2020 11:55 AM  
32     **To:** Stephen Bennett; Stephen Bennett  
33     **Subject:** Comments for Planning Commission Meeting - May 12, 2020

34  
35    Dear Mr. Bennett,

36  
37    We are residents of Sheridan Beach in Lake Forest Park and have been following the proposed  
38    redevelopment of the Town Center for some time now.

39    We were distressed to learn that the code is being worked on and is moving forward toward an  
40    August timeline with little or no citizen input due to the pandemic.

41    It is inexcusable to leave residents out of crucial planning meetings regarding the moratorium  
42    and other processes when we have attended and voiced concerns at other meetings in the past.  
43    We would appreciate being updated as to timing of the process and being given a way to make  
44    ourselves heard.

45    After all, we're all in this together.

46

47    Stay safe.

1 Thank you for your time,  
2 Nancy and Howard Johnson  
3 206-235-5400/206-919-3639  
4 [islandgirlnancyjo@gmail.com](mailto:islandgirlnancyjo@gmail.com)  
5 [hojoav8@gmail.com](mailto:hojoav8@gmail.com)

6

7 **Comment 3**

8

9 **From:** David Shneidman <[davidsh@gmail.com](mailto:davidsh@gmail.com)>

10 **Sent:** Monday, May 11, 2020 5:22 PM

11 **To:** Stephen Bennett

12 **Subject:** May 12 meeting public comment

13

14 Dear Mr. Bennett:

15

16 I am a 30 year resident of Lake Forest Park.

17 My career has been in pathology, the study of human disease.

18

19 In this moment of COVID pandemic the elective creation of multistory New York style high  
20 density housing could be a public health danger to the community around it.  
21 These plans should be put on pause until the current situation is resolved.

22

23 I would like this comment read as a Lake Forest Park resident public comment at the May 12  
24 meeting of Town Center Vision Implementation Planning Commission.

25

26 Thank you very much.

27

28 Sincerely,  
29 David Shneidman MD

30

31 **Comment 4**

32

33 **From:** Place/Anderson <[bigfun4@comcast.net](mailto:bigfun4@comcast.net)>

34 **Sent:** Monday, May 11, 2020 7:14 PM

35 **To:** Stephen Bennett

36 **Subject:** Slow down Town Center density upgrades

37

38 It makes me nervous when a contentious program like the Town Center density  
39 upgrade progresses while we are being told to take a pause. Massive changes like  
40 these need to be made in the open by elected representatives and the people that live  
41 in LFP-not by for-profit corporations operating under the cover of the pandemic  
42 shutdown.

43

44 Slow down. It can wait. Do it right.

45

46 Greg Anderson

1 LFP resident  
2  
3

4 **Comment 5**  
5

6 **From:** Tom Hoffmann <[tomh@cardinalheating.com](mailto:tomh@cardinalheating.com)>  
7 **Sent:** Monday, May 11, 2020 7:16 PM  
8 **To:** Stephen Bennett  
9 **Subject:** Town center code

10  
11  
12  
13 No critical decisions should be allowed without public input as is usual in normal circumstances.  
14 It should not be discovered that city officials or consultants have taken advantage of the the general publics rights  
15 to comment and transparency of city planning being restricted as a result of the COVID-19 shut down.  
16

17 message sent from my phone - sorry about brevity or typos

18 **Comment 6**  
19

20 **From:** Connie Keith-Kerns <[nightingalecare@gmail.com](mailto:nightingalecare@gmail.com)>  
21 **Sent:** Monday, May 11, 2020 8:34 PM  
22 **To:** Stephen Bennett  
23 **Subject:** Please postpone these decisions

24  
25 Can we please hold off on the new Town Center planning for now? This is certainly not the time  
26 to be plowing ahead with such a huge project like this in light of what is going on in the world  
27 right now. Your meeting tomorrow (Tues) was just brought to my attention and it's surprising as  
28 folks in the community are not there to weigh in on such important matters.

29 Thanks!

30 Connie Keith-Kerns

31 LFP resident since 1987 and small business owner here since 2004.

32  
33 **Comment 7**  
34  
35

36 **From:** Terri Cote <[terricote@icloud.com](mailto:terricote@icloud.com)>  
37 **Sent:** Monday, May 11, 2020 10:20 PM  
38 **To:** Stephen Bennett; Evelyn Jahed  
39 **Subject:** Writing of Town Center Code?

40  
41 Attention Steve Bennet

42  
43 Steve,

44  
45 My husband and I have heard that the Town Center Code is being written while we are sheltering in place with  
46 Covid 19. If this is true, we are shocked and so disappointed that this could even happen after massive public

1 comment last year. Our city representatives promised to listen to the LFP community and represented that they  
2 would not be making big changes in the current zoning. We are under a development moratorium and a pandemic  
3 emergency!

4 The future of the Town Center needs to be shaped by its elected government and with involvement of its  
5 citizens! There is no opportunity for an in-person public meeting.

6 Slow down! Wait for our emergency to be over!

7 Who is making the critical decisions for the Town Center code based on the Town Center Vision and EIS?

8 How can this even happen when we are under a government emergency with no real public meeting?

9 Where are the checks and balances with elected officials?

10 Are city council members holding to their campaign promises of no more than 300 dwelling units?

11 Thank you,

12 Terri and Dale Cote  
13 Lake Forest Park resident

14

### 15 **Comment 8**

16

17 **From:** catherine broom <[c.broombosley@gmail.com](mailto:c.broombosley@gmail.com)>

18 **Sent:** Tuesday, May 12, 2020 7:48 AM

19 **To:** Stephen Bennett; Evelyn Jahed

20 **Subject:** Urgent re Town Center Development.

21

22 Mr Bennett,

23 It has come to my attention that activity is in process on new codes regarding development of  
24 our Town Center with a target completion date of August 2020. In 2019, City Representatives  
25 indicated that they would listen to public input from the community.

26 I am writing to ask that you uphold this commitment throughout the process.

27 The LFP website regarding Covid 19 as updated on 05/07/2020 indicates that Work sessions  
28 related to City Council meetings are canceled for the immediate future. In accordance with our  
29 Governor's orders, public meetings have been suspended. Furthermore, the City remains  
30 under a Development Moratorium.

31 The LFP Planning Department mission includes "creating policies and regulations that will  
32 facilitate community visions". A stated objective is to "Be responsive to citizens who are  
33 concerned about development projects proposed by others by facilitating access to project  
34 application materials and providing clear and informative responses to their questions about  
35 proposed projects and the City's regulations."

36 The Planning Commission, which is required by law, has been working in good faith to provide  
37 input regarding development of the Towne Center. The Planning Commission's role is to  
38 provide "recommendations to the Mayor and City Council for changes and updates to the

1 Comprehensive Plan, zoning code, and land use policies. As citizen representatives,  
2 commissioners recommend programs and policies according to the needs and values of the  
3 community.

4  
5 Your commitment must be to the community, not to the consultants. While Otak Consultants  
6 may be able to work during this pandemic emergency, public meetings cannot move forward. I

7  
8 The Planning Commission and Public input from LFP citizens are crucial to development  
9 decisions that reflect our community vision. Citizen input is crucial to development in this small  
10 community.

11  
12 The Planning Commission is one part of the checks and balances process. They must be  
13 involved in drafting zoning codes and in shaping the next development phase.

14  
15 Movement forward must include LFP citizen input. I urge you to pause during this time when  
16 citizen involvement is curtailed by our pandemic emergency.

17  
18 I appreciate your attention to this matter. I watch for you, the Planning Department and the City  
19 Council to be mindful and responsive to its obligation to the citizens of our community.

20  
21 Repsectfully,  
22 Catherine Broom  
23 19201 46<sup>th</sup> Av NE. LFP 98155

24  
25  
26 **Comment 9**

27  
28 **From:** Jack Tonkin <[jacklfp67@gmail.com](mailto:jacklfp67@gmail.com)>  
29 **Sent:** Tuesday, May 12, 2020 8:00 AM  
30 **To:** Stephen Bennett  
31 **Cc:** Evelyn Jahed  
32 **Subject:** Planning Commission Meeting May 12

33  
34 Dear Steve,  
35 If I understand correctly, you and the consultant, Otak, are in the process of writing the new draft code  
36 now as it will apply to the Town Center development. This code will include the elements of height,  
37 density, amenities, etc., and it is scheduled to be presented to Council by August.

38  
39 If true, I find this a very disturbing action on your part given we have both a development moratorium  
40 and government emergency ruling shutting down public meetings. This pandemic has also shuttered  
41 most businesses causing major unemployment and shelter in place demands for residents.

42  
43 As Planning Director, your duties are to work in partnership with the Planning Commission to ferret out  
44 the development issues facing the Town Center development, not holding private meetings with Otak  
45 making code decisions without public review of the process and without the contributions of the  
46 Planning Commission.

47  
48 The more prudent action you can take in today's (Tuesday) meeting is to engage the Planning  
49 Commission to continue developing a code that retains the elements of LFP citizens, not the radical

1 elements created by Otak in early public meeting. Then, once this pandemic relaxes and pubic meetings  
2 are in play once again, you can draft your proposal and submit it for Council and public comment.

3  
4 Respectfully, Jack Tonkin  
5

6 **Comment 10**  
7

8 **From:** michele hausman <[familyhausman@gmail.com](mailto:familyhausman@gmail.com)>

9 **Sent:** Tuesday, May 12, 2020 10:52 AM

10 **To:** Stephen Bennett

11 **Subject:** LFP Towne Center  
12

13 To Steve,  
14

15 It has come to my attention that the Planning Commission may be making critical decisions  
16 about the Towne Center without any public meetings. This concerns me greatly. You need to  
17 slow down. Who is making the critical decisions about what should be changed and what  
18 should go into the new Town Center code based on the Town Center Vision and EIS?  
19 Where are the 'checks-&-balances' with elected officials; Planning Commission and City  
20 Council? Are City Council members holding to their campaign promises of no more than 300  
21 dwelling units?

22  
23 Best,  
24 Michele and Eric Hausman  
25

26 **Comment 11**  
27

28 **From:** Katherine Comeau <[katherinecomeau@yahoo.com](mailto:katherinecomeau@yahoo.com)>

29 **Sent:** Tuesday, May 12, 2020 11:23 AM

30 **To:** Stephen Bennett

31 **Cc:** Shary Van

32 **Subject:** Please read at tonight, May 22th's meeting. Thx  
33

34 Regarding the current pace of the planning for Merlone Geier's apartments at Lake Forest  
35 Park Town Center.

36 During the current world pandemic, could we please press pause on this project?

37 Communication sources for this project have their glitches that prevent full participation by the  
38 public. The pandemic itself has taken precedent over our concern for this project. The public is  
39 not aware of the present active planning in the development for the Town Center.

40 This is not the time for this project.

41 Thank you.  
42  
43  
44

1      **Comment 12**

2

3      **From:** [myragamburg@comcast.net](mailto:myragamburg@comcast.net) <[myragamburg@comcast.net](mailto:myragamburg@comcast.net)>

4      **Sent:** Tuesday, May 12, 2020 11:25 AM

5      **To:** 'Jack Tonkin'; Stephen Bennett

6      **Cc:** Evelyn Jahed

7      **Subject:** RE: Planning Commission Meeting May 12

8

9      Attention Steve,

10     Re: Development of Town Center draft code:

11

12     With due respect that everyone is doing their best to keep the city's governmental obligations alive and  
13     well in these challenging times, I agree with Jack Tonkin that we must protect the public process and  
14     not sacrifice it or take short cuts in order to move ahead. I agree very heavily with Jack Tonkin's  
15     recommendations in the letter below, both in the reminder about your duties as Planning Director and  
16     in aiming for ultimate public meetings reviews conditions when health conditions allow.

17

18     Respectfully,

19

20     Myra Gamburg

21

22      **Comment 13**

23

24      **From:** [maystork@aol.com](mailto:maystork@aol.com) <[maystork@aol.com](mailto:maystork@aol.com)>

25      **Sent:** Tuesday, May 12, 2020 3:39 PM

26      **To:** Stephen Bennett <[SBennett@ci.lake-forest-park.wa.us](mailto:SBennett@ci.lake-forest-park.wa.us)>

27      **Cc:** Evelyn Jahed <[evelyn@ci.lake-forest-park.wa.us](mailto:evelyn@ci.lake-forest-park.wa.us)>

28      **Subject:** Town Center code changes - please wait for public to come out of sheltering

29

30     Hello Steve and Evelyn,

31

32     Can you please forward this letter to the City Council and Planning Commission members? I would  
33     appreciate that gesture on your parts.

34

35     With so many citizens of Lake Forest Park being of the age of vulnerability to this Covid-19 virus, most  
36     are still sheltering in place, and having to devote time to figuring out safe ways to get groceries, medicine,  
37     health care, and all the everyday tasks plus extra cleaning and care with everything.

38

39     The shutdown of City Hall and meetings should also apply to the rewriting of codes that the public will  
40     have little or no time to understand and comment upon.

41

42     We are under a MORATORIUM and a nationwide PANDEMIC emergency. Washington state will be one  
43     of the last to open after being about the first to shut down. And then there must be safe ways for the  
44     public to attend commission and council meetings. All of this will take time.

45

46     Please allow citizen input from those who do live here and use the Town Center for their daily needs and  
47     activities. There is enough chaos and disruption in our lives without having a code change that will turn  
48     the heart of our city into something we don't want!

49

50     Most of us do want the ACE Hardware and landscaping products to remain. What happens to all of that  
51     during construction of the parking garage, and other site changes? That is the one place we CAN shop

1 right now, and the variety of items helps us avoid car trips other places farther away and where people  
2 are not as careful about keeping distance and wearing masks.  
3

4 We need to be safe in these times. We need the farmers' market in these times. We need to be able to  
5 live without further disruption, and this virus is going to be with us for months more if not years.  
6

7 Please continue with the moratorium and think of the safety of we citizens as we navigate and try to keep  
8 well.  
9

10 Respectfully submitted,  
11

12 Stephanie and Emile Ninaud, resident since 1970.  
13

14 **Comment 14**

15 -----Original Message-----  
16

17 From: Michelle <[shellnew@yahoo.com](mailto:shellnew@yahoo.com)>  
18 Sent: Tuesday, May 12, 2020 4:08 PM  
19 To: Stephen Bennett <[SBennett@ci.lake-forest-park.wa.us](mailto:SBennett@ci.lake-forest-park.wa.us)>; Evelyn Jahed <[evelyn@ci.lake-forest-park.wa.us](mailto:evelyn@ci.lake-forest-park.wa.us)>  
20 Subject: LFP Town Center  
21

22  
23 I'm writing to stress that work on the Town Center code should not continue until a time when the  
24 Planning Commission and community members can once again participate.  
25

26 Regards,  
27 Michelle Newman  
28

29 **Comment 15**

30  
31 **From:** Randi Sibonga <[randi.sibonga@gmail.com](mailto:randi.sibonga@gmail.com)>  
32 **Sent:** Tuesday, May 12, 2020 4:57 PM  
33 **To:** Evelyn Jahed <[evelyn@ci.lake-forest-park.wa.us](mailto:evelyn@ci.lake-forest-park.wa.us)>  
34 **Subject:** COMMENT FOR PLANNING COMMISSION MEETING - TUESDAY, MAY 12, 2020  
35

36  
37 Good evening, Commissioners,

38  
39 My name is Randi Sibonga and my address is 17410-44th Ave NE, LFP 98155.  
40

41 I could not have anticipated the urgent need to address you tonight, in the midst of a global  
42 pandemic, when city hall is closed, our city government is all but shut-down and all of us are  
43 living in isolation. But I'm deeply concerned that tonight, contrary to my understanding and all  
44 of my neighbors, you may be initiating a work plan of major and longstanding significance for  
45 this community and the future of Lake Forest Park. And that your massive work assignment of  
46 finalizing recommendations for nearly an entire chapter of our city code, requires wrapping it up  
47 within the inexplicable timeline of a couple of months. Which means that over the course of  
48 four meetings, totaling less than ten hours of discussion, without the benefit of public hearings,  
49 and working from draft regulations that none of us had set eyes on until a day or two ago,

1 you're expected to produce comprehensive regulations that will inform development of our  
2 town center, the central hub of our community. All of this during an unprecedented global  
3 emergency.

4  
5 Please resist this timeline and resume your important responsibilities when we are all able to  
6 fully engage in shaping the future of our City.  
7

8 Thank you.  
9

10  
11 **Ms. Randi Maya Sibonga**

12 Cell: (206) 579-2834  
13  
14

15 **Comment 16**  
16

17 May 12, 2020  
18

19 TO Steve Bennet, Lake Forest Park Planning Director  
20 FROM Julian Andersen  
21 residing at 3377 NE 178th St, Lake Forest Park WA  
22

23 RE Public Comment for May 12, 2020, meeting of Planning Commission  
24 SUBJECT Old Business, Implementation of Town Center Vision  
25

26 Commissioners, good evening.  
27

28 I write to you tonight because of the urgency you feel from the Council's schedule  
29 and the delivery of drafts from the Planning Department and from OTAK. I  
30 especially write because of the rising tension between this urgency and the reduced  
31 public participation due to the CoVid-19 pandemic and the necessary public health  
32 measures under which we live.

33  
34 Because of the wide spread public dissatisfaction with the Town Center EIS and  
35 FEIS and with some of the replacement and revisions proposed for sections of the  
36 existing Municipal Code, there is another possibility of public objection blocking  
37 rapid action by the Council.

38  
39 Commissioners, you have worked diligently on your task of recreating and  
40 rewriting significant portions of the Municipal Code. Everyone who knows of your  
41 work should be very appreciative. Of course, the final community judgement will  
42 be on your work product and on the development of Town Center that results.  
43

1 The review, by the public, of your final drafts deserve more time than your current  
2 schedule allows. Letting this critical step be short changed by persisting with this  
3 schedule, risks the success of the whole project. I would urge you to prevail on the  
4 City Council to create additional time for public review of your final draft, so that  
5 when you do deliver your work product to the Council it can be supported by well-  
6 informed, appreciative citizens.

7  
8 Your principle advisors, the Lake Forest Park Planning Director and the OTAK  
9 consultants, are well staffed and resourced. They bring to you polished work for  
10 your consideration. I hope that the strength of what the advisors bring to you does  
11 not risk flipping your relative roles upside down.

12  
13 As always, thanks to each of you for your time, experience, expertise, and devotion  
14 to Lake Forest Park.

15  
16  
17 **Comments received after above comments were compiled for distribution to Commission**  
18 **prior to start of May 12 meeting**

19  
20 **From:** rahodel@comcast.net <rahodel@comcast.net>  
21 **Sent:** Tuesday, May 12, 2020 5:23 PM  
22 **To:** Stephen Bennett  
23 **Subject:** Stop Town Center action code writing without public knowledge

24  
25 Steve,

26  
27 Our family respectfully requests for you to explain the actions and policy process for writing changes to  
28 the Town Center code by August 2020. We are in a moratorium to allow more time for planning  
29 carefully with communication to the community.

30  
31 How can this happen without the input from the Planning Commission, the moratorium was approved  
32 with great support of the Council and yes! Even YOU chimed in, yielding to the loud concerns and  
33 pressure, though reluctantly and politically it may have been.

34  
35 Do not use the restraints resulting from a COVID-19 emergency to pursue moving forward and rapidly  
36 writing code without the planning commission or public comment or sharing of information.

37  
38 The Town Center main public area is closed but there are rumors that interior work is being done,  
39 specifically I heard the bathrooms were being removed. Doesn't make sense if true, as that sounds like  
40 a plan is going forward.

41  
42 ARE YOU UPHOLDING THE CAMPAIGN PROMISES OF NO MORE THAN 300 DWELLING UNITS?

1 Especially given the new pandemic circumstances.....does Lake Forest Park really want more  
2 housing and a reduction in the commercial, smaller sized essential businesses that we have at Lake  
3 Forest Park Town Center?

4  
5 It has proven to be very beneficial to have smaller shopping choices. The growth predictions may no  
6 longer be the same and the desire for crowded spaces certainly less appealing.

7  
8 The intent to crowd more than 300 family units into a space while squeezing out commercial offerings  
9 and public services to the local community is short-sighted and should be moderated by current events  
10 and long-term changes.

11  
12 PLEASE SLOW DOWN and remember the public interest in controlling the dwelling units. There are  
13 many sites in Lake Forest Park to provide for smaller multi-unit housing with easier access and more  
14 open space for residents. Without high impact to the neighborhood!

15  
16 It's a new world, pressure is only greater to avoid the enormous change that over-development will  
17 create. An ill-conceived large development will be a blight on our community for a long time.

18  
19 Ruth Ann Hodel  
20 Robert Collins

21

22 **From:** Jean Reid <jeanreid2015@gmail.com>

23 **Sent:** Tuesday, May 12, 2020 6:31 PM

24 **To:** Stephen Bennett

25 **Subject:** Planning Commission Meeting

26  
27 Dear Steve,

28  
29 I know that the Planning Commission meeting starts very shortly, but I wanted to quickly add my voice to the calls  
30 to slow down, and to make sure that the public input requirement for code changes is rigorously respected. As you  
31 know from your many years in LFP, we have a very engaged, educated and vocal populace. Citizens care deeply  
32 about Town Center. Even the appearance of excluding or limiting public input will cost much more in the long run,  
33 and ultimately slow down the process. It empowers those that already see the 'bank of good will' between the  
34 public and the Planning Department as overdrawn.

35  
36 Everything in our country has been on hold for two months. This is an extraordinary time. Emotions are  
37 high. Based on numerous concerns expressed to me about the process, pushing forward with changes- especially  
38 changes that give more power to the Planning Department at the expense of electeds' involvement, seems to make  
39 the city and the Planning Department much more vulnerable to protest, complaints, legal appeals and certainly a  
40 great deal of ill-will.

41  
42 I strongly urge an extension to the moratorium based on difficulties presented by COVID-19 restrictions  
43 confounding the mandated public input.

44  
45 Sincerely,  
46 Jean Reid

47

48

1 **From:** Virginia Chapman <[chapmanvl48@gmail.com](mailto:chapmanvl48@gmail.com)>  
2 **Sent:** Thursday, May 14, 2020 1:00 PM  
3 **To:** Stephen Bennett <[SBennett@ci.lake-forest-park.wa.us](mailto:SBennett@ci.lake-forest-park.wa.us)>; Evelyn Jahed <[evelyn@ci.lake-forest-park.wa.us](mailto:evelyn@ci.lake-forest-park.wa.us)>  
4  
5 **Subject:** We unfortunately missed the meeting-please forward to planning Committee

6  
7 Hi Steve,  
8 I was sad to hear that the Town Center planning is going ahead without  
9 community input!

10  
11 As a resident who lives directly behind the parking lot where  
12 the expansion would take place I am very opposed to this move.  
13 Please slow DOWN and wait for the Covid Emergency to be over. We can afford to wait, this is  
14 a HUGE change in our community and there is, I believe a Town Center Zoning code in place  
15 that was developed with community input.

16  
17 I know you all are in a hurry to do what your are trained to do, but this is our  
18 home and we have to live with these huge changes.  
19 Thanks for your consideration.

20  
21 Virginia and Larry Chapman  
22 17420 44 th Ave NE  
23 Lake forest Park, 98155  
24