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September 13, 2011

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SPOKANE COUNTY,

SEP 14 2011

BLDG. & CODE ENFORCEMENT

SPOKANE COUNTY  
Dept. of Building & Planning  
1026 W. Broadway  
Spokane, WA 99260-0220

Regarding Zoning Map Change—**11-CPA-02**:

I recently learned of the plan by Richard Vandervert, Wheatland Bank, and Frank's Diner to change the zoning classification of property north of Hawthorne Road from Mixed Use to Regional Commercial. As a resident of the neighborhood adjacent to this land, I ask you to please deny this request.

The current classification of this property already allows a wide range of developmental options: financial institutions, medical services, office and professional facilities, restaurants, child day-care centers, all types of residential dwellings, and other activities compatible with existing neighborhoods. So, the owners are obviously currently allowed to develop their property in a wide variety of family-friendly ways.

This makes me very suspicious of the type of development they have in mind which requires such a change. Do they desire to introduce next to our neighborhood some animal-related facilities or an adult-oriented establishment or perhaps a very large retail shopping center which will draw customers from a wide region?

Once before the county rejected an attempt by Wal-Mart to locate at this proposed location—deeming the congestion which would be created onto the Newport Highway to be unsuitable. A far

better location for the existing northside Wal-Mart was found just 1 ½ miles away. The same concerns exist today. Already at busy times, it is extremely difficult to turn onto the Newport Highway from Eaton Avenue (the only access from our neighborhood onto Newport); sometimes the traffic is backed up from the Hawthorne traffic light all the way past Eaton. Additional vehicles attracted to a large retailer would only contribute to this problem. Please check the reasoning of the planning commission for their Wal-Mart denial.

Our neighborhood is a nice, family-oriented, quiet place to live. Many middle-class people have saved and sacrificed to move into this area. It is the kind of residential development that attracts professors from nearby Whitworth and a wide range of families. Please do not allow the type of zoning change and development which will lower our quality of life.

Thank you for your consideration of these concerns.

Sincerely yours,

A handwritten signature in blue ink that reads "Paul W. Eacker". The signature is written in a cursive style with a prominent initial "P".

Paul W. Eacker