COMPREHENSIVE PLAN UPDATE COMMENTS--EVERGREEN HEALTH CAR COMMENTS

Comment	Name	Address	Date	Via Email	Via Letter	Via Survey	Via Other
No comments received.							

EXHIBIT 22

COMPREHENSIVE PLAN UPDATE COMMENTS--WALEN CAR COMMENTS

Comment	Name	Address	Date	Via Email	Via Letter	Via Survey	Via Other
Supports rezone, has no problem with using property for automobile storage.	Joan Bollet, President, Ridgewood Village Homeowners Condominium Association	joanbllt@gmail.com	6/19/2014	x			
Has questions on proposed CAR, would like further information.	Dennis Friedman, Totem Firs Association of Owners HOA, President	dennis.p.friedman@gmail.com	11/21/2014	x			
Opposes the rezone, owner of nearby condo (Ridgewood Village) states there is enough commercial stores around.	Suong Huynh	nsuongh@gmail.com, 12505 Ne 117th Pl, Kirkland, WA 98034	11/25/2014	x			
Has questions on CAR, concerned over possible changes to property value.	Jocelyn Pain	jocelynpain@gmail.com	1/14/2015	x			
Attorney for Walen states need to defer discussion of comprehensive plan policy updates (TL 4.2 and TL 24.2) until those affected can comment.	Duana T. Kolouskova, JohnsMonroeMitsunagaKolouskova	11201 SE 8th St, Ste 120, Bellevue, WA 98004	1/22/2015		x		
Opposed to changing zoning for entire study area, too much traffic and possible negative impacts to property value. Might be in favor of changing zoning for 11680 Slater Ave depending on what type of property goes in.	David Fugate	12611 NE 119th Ave, #F1, Kirkland, WA. David.fugate@gmail.com	2/15/2015	x			
Opposed to Walen	Nancy Hartnell	hartnellhouse@gmail.com	7/6/2015	x			
Nearby condo owner reiterating opposition to rezone, is concerned over noise impacts.	Suong Huynh	nsuongh@gmail.com, 12505 Ne 117th Pl, Kirkland, WA 98034	7/8/2015	x			
Does not oppose Walen as long as residential portion to the south is not negatively impacted.	Margaret Carnegie	carnegiema@frontier.com	7/13/2015	x			

EXHIBIT 22

COMPREHENSIVE PLAN UPDATE COMMENTS--WALEN CAR COMMENTS

Opposed to rezone, concerned over more businesses bringing down property values.	Elaine Magee	emagee2010@live.com	7/14/2015	x			
Opposed to rezoning entire study area. Is fine with more limited amendment that would only include Walen property and Ridgewood Village Condominiums on south end of proposed study area.	Marty Stepan	mbscountry@yahoo.com	7/23/2015	x			
Condo owner who rents out unit states tenant is concerned that rezoning could lead to being forced out, wants more information.	Marc Angeles	marcandtiff@hotmail.com, 12527 NE 117th Pl, Kirkland	7/27/2015	x			

EXHIBIT 22

COMPREHENSIVE PLAN UPDATE COMMENTS--RAIRDON CAR COMMENTS

Comment	Name	Address	Date	Via Email	Via Letter	Via Survey	Via Other
Outlines existing conditions and provides additional information on why property should be rezoned. Discusses potential development under current regulations, potential development with changes, policy change suggestions, and public benefits for zoning change.	Brent Carson	brc@vnf.com	4/6/2014		x		
Adjacent homeowner opposed to rezone, wants to preserve open space and environmental/natural features.	Kelie Ashwell	13119 NE 128th Pl, paccar.club.13@paccar.com	6/16/2014	x			
Is concerned that rezone will not preserve 100' buffer, is worried future soil removal will create potential for landslide, wants 100' buffer to be preserved.	Ken Bell	kenbellrealestate@gmail.com	6/16/2014	x			
Opposed to rezone, concerned about unstable hillside. Wants to preserve tree canopy on site.	Larry Kilbride	13125 NE 128th Pl, kilbride23@comcast.net	6/19/2014	x			
Adjacent homeowners, requests no changes to existing zoning, concerned about unstable hillside and potential for catastrophic hill collapse, and the impact of subterranean water compromising proposed retaining walls. States need to preserve 100' green belt buffer on site if rezoning goes through, wants buffer to be extended to 300'.	Kenn and Leslie Kullburg	13037 NE 128th Pl, leskennk@comcast.net	6/19/2014	x			
Adjacent homeowner concerned 100' will not be preserved with rezone, states need for 100' buffer. Concerned about instability of hill, concerned about hill being compromised due to rezone, cites history on property and prior development activity, states damage to yard and home.	Julie Ritter	13029 NE 128th Pl, julie604@gmail.com	6/19/2014	x			
Nearby homeowner wants 100' buffer to remain intact if city approves zoning change.	Christopher Park	cparkfire@gmail.com	6/20/2014	x			

EXHIBIT 22

COMPREHENSIVE PLAN UPDATE COMMENTS--RAIRDON CAR COMMENTS

Concerned about potential rezone and its impact on green belt protection. States need to preserve 100' buffer required under current zoning but not in requested rezone. Other concerns are over environmental impacts including the need to preserve open space and critical areas.	Roland and Jan White	13117 NE 129th St, Kirkland, WA 98034	6/25/2014		x		
Attorney for applicant stating reasons for rezone. States rezone will allow: significant improvement to slope stability and safety; elimination of access from Slater Ave NE; significant expansion and permanent protection of greenbelt buffer; comprehensive management of streams and wetlands; rezoning properties is consistent with Kirkland's Comprehensive Plan; Development Under TL 7 Zone is consistent with Comprehensive Plan goals and policies pertaining to critical areas and slopes. Attached is geotechnical report.	Duana T. Kolouskova, JohnsMonroeMitsunagaKolouskova	11201 SE 8th St, Ste 120, Bellevue, WA 98004	7/8/2014	x			
Attorney for applicant states: a) access to the property will only come from the south off the property on 126th Pl NE; b) any rezone of northern parcel would include an permanent open space area of 175', in excess of requirements.	Duana T. Kolouskova, JohnsMonroeMitsunagaKolouskova	11201 SE 8th St, Ste 120, Bellevue, WA 98004	7/14/2014	x			
Request to City to defer discussion of comprehensive plan policy updates (TL 4.2 and TL 24.2) until Planning Commission has had opportunity to consider CARs.	Brent Carson	brc@vnf.com	1/21/2015	x			
Attorney for Rairdon states need to defer discussion of comprehensive plan policy updates (TL 4.2 and TL 24.2) until those affected can comment.	Duana T. Kolouskova, JohnsMonroeMitsunagaKolouskova	11201 SE 8th St, Ste 120, Bellevue, WA 98004	1/22/2015		x		
Requests wording change in Planning Commission memo under TL 9B zoning, suggests change from "not possible to "not practicable."	Brent Carson	brc@vnf.com	5/26/2015	x			

EXHIBIT 22

COMPREHENSIVE PLAN UPDATE COMMENTS--RAIRDON CAR COMMENTS

Supports points in 6/25/14 Roland and Jan White letter: Concerned about potential rezone and its impact on green belt protection. States need to preserve 100' buffer required under current zoning but not in requested rezone. Other concerns are over environmental impacts including the need to preserve open space and critical areas.	Johanna Palmer	johanna@thepalmers.com	6/25/2015	x			

EXHIBIT 22

COMPREHENSIVE PLAN UPDATE COMMENTS--TOTEM COMMERCIAL CENTER CAR COMMENTS

Comment	Name	Address	Date	Via Email	Via Letter	Via Survey	Via Other
Supports request to increase building height and expand uses to include residences in Mixed Use buildings within existing TL7 zone.	Colin W. Radford	3663 Fairweather Ln, Medina, WA 98039	8/6/2015	x			
Petition signed by neighbors, business representatives and property owners submitted by applicant in favor of increasing building heights to 80', retaining permitted uses, addition of multi-family residential.	T.J. Woosley	12001 NE 12th St, #44, Bellevue, WA 98005	8/18/2015	x			

EXHIBIT 22

COMPREHENSIVE PLAN UPDATE COMMENTS--MORRIS CAR COMMENTS

Comment	Name	Address	Date	Via Email	Via Letter	Via Survey	Via Other
Nearby property owner opposed to rezone. States rezoning the subject area to allow multifamily is inconsistent with current land uses and future industrial needs; allowing use next to existing industrial and in proximity to geologically hazardous areas will create public health and safety risks; and the existing topography north of study area creates a natural buffer and should be maintained.	Houlihan Law, on behalf of BERPS Associates	3401 Evanston Ave N, Ste C, Seattle, WA 98103, BERPS: 13424 NE 126th Pl	11/21/2014	x			
Property owner west of Morris requesting removal from study area. Rezone would be detrimental to ongoing plans to develop the site with a commercial building.	Jeremy Horst	jeremyhorst@gmail.com	4/6/2015	x			
Supports rezone to residential: states rezone would allow for continuity with nearby residential developments; allow for sizable joint development between property owners and developer; allow for buffer between industrial use to the south, and residential area to north; and positively impact widespread shortage of single family residential in area	Steven Paravia	stevenp@srecommercial.com	4/9/2015	x			
Reiterates opposition to rezone to residential, concerned about routes along 126th Pl.	Sam Kyle	kdc@olypen.com	5/18/2015	x			
Opposed to rezone due to safety concerns, need to preserve light industrial areas, need to maintain buffer between residential and industrial, and environmental concerns including degrading slopes and surface water.	Carolyn Mcnicoll	cmcnicoll@mindspring.com	7/7/2015	x			
Requesting height increase for nearby property to 75'.	Sam Kyle	kdc@olypen.com	7/30/2015	x			
Letter from applicant in support of CAR citing the need for new housing, increased property values for residents and city.	Brian and Susan Morris		8/9/2015		x		

EXHIBIT 22

COMPREHENSIVE PLAN UPDATE COMMENTS--MORRIS CAR COMMENTS

Writing on behalf of Merit homes, supports rezone because it will provide more affordable housing in the area.	Josh Lysen, Merit Homes	josh@merithomesinc.com	8/10/2015	x			
Adjacent property owner (13220 NE 126th Pl) in support of rezone, states Morris property will be a great asset if it shared like zoning.	Mark J. Takisaki	markt@takisaki.com	9/9/2015	x			

EXHIBIT 22

COMPREHENSIVE PLAN UPDATE COMMENTS--ASTRONICS CAR COMMENTS

Comment	Name	Address	Date	Via Email	Via Letter	Via Survey	Via Other
Nearby property owner requesting 75' height increase similar to Astronics proposal, cites similarities between properties	Sam Kyle	kdc@olypen.com	7/30/2015	x			

EXHIBIT 22