

Benjamin Sticka

From: Ryan Shea <rcshea17@yahoo.com>
Sent: Monday, October 12, 2015 9:48 AM
To: Benjamin Sticka
Subject: Re: RE: 166th ave ne townhomes

Benjamin,

I appreciate your response. Ultimately while he's providing that, there are a few things to take into consideration. Are the garages built to fit the vehicles of their perspective owners? How many vehicles do they fit? Are some buying just to rent it out? How many renters are expected to live in each dwelling? Is there a rental cap? Renters usually have 1 vehicle each. If the garages hold 1 car, and there are 3 renters, your looking at displacing 2 cars on th street alone from 1 building. There are a lot of uncontrollable variables that only 4 parking spaces can't control.

To compare, our complex has garages built and we have almost 10 cars parked on the street due to owners owning multiple vehicles. Some of the garages aren't built big enough for the respective vehicles. Our complex has 16 buildings with garages built and even with that it's a struggle on street parking due to renters, vehicle size, guests, etc.

My concern is that with only 4 additional parking spaces, the overflow will try to park in front of our complex, which is already past capacity (some cars have to park on the side of the road where the proposed construction is going.) There simply is no other place to park.

What do we do? The parking garage downtown is consistently full, the grass lot across redmond elementary is consistently filled up with cars. We are running out of room to park.

I place high concern on this, along with other projects nearby that ultimately negatively effect parking in Redmond.

What is are our city's plans for improving parking?

Regards,
Ryan Shea
Redmond Resident since 1989
(425)765-1769

From: "Benjamin Sticka" <bsticka@redmond.gov>
Date: Mon, Oct 12, 2015 at 8:19 AM
Subject: RE: 166th ave ne townhomes

Mr. Shea,

Thank you for your email regarding the proposed 166th Avenue Townhomes. I have added you to our "parties of record"

From: [Barry Margoese](#)
To: [Steve Fischer](#)
Cc: [Benjamin Sticka](#)
Subject: RE: Townhouse projects/Redmond
Date: Thursday, October 15, 2015 5:44:46 PM

Will do
Thanks

On Oct 15, 2015 5:53 PM, "Steve Fischer" <SFISCHER@redmond.gov> wrote:

Barry

To the best of my knowledge, the 166th Townhomes is going to be conditioned to construct their frontage improvements along 166th Avenue and 85th Street. I am not aware of sidewalk improvements being required in front of your property. There are times when we do require walkways linking projects to schools for the requirement of providing safe walk routes for children. In these cases, these temporary walkways along undeveloped properties is often asphalt and not concrete.

For more information, please contact Ben Sticka who is the City's planner on the project.

Thanks

Steve

From: Barry Margoese [<mailto:barry@amalani.com>]
Sent: Sunday, October 11, 2015 6:42 PM
To: Steve Fischer
Subject: Townhouse projects/Redmond

Thought I would touch base with you on this, as I am not getting much help from Public Works/Traffic.

I went to recent neighborhood meeting for the 166th Avenue Townhomes project,

SEPA File # 2015-01798, noticed the project was conditioned to construct a sidewalk along their frontage on 85th to connect with the north end of the sidewalk in front of the Pantley Retreat project, immediately south of our