

From: [Nate Silverman](#)
To: [Jeffreys, Grace](#)
Subject: Land Use Comments
Date: Friday, December 18, 2020 11:37:13 AM

Hi Grace,

Happy Holidays!

I'm writing in response to Case File:

LU 20-210547 DZM AD
PC # 20-198057

My name is Nate Silverman and I'm a homeowner of the home at the corner of SE Francis Street and 31st Avenue, which is directly and immediately impacted by this project.

I think the 5' of L2 landscaping at the south parking adjacent to the new Multi-Use Path Right-of Way should be required. This will be a walkway used by pedestrians and a thoroughfare for the public and having adequate landscaping there will be important for the enjoyment of the neighborhood and the improvement of our city.

However most importantly for this project, I would like to see the following 3 things implemented and I'll explain why:

- 1.) A 4-way stop sign intersection with crosswalks implemented at the corner of SE Francis Street & SE 31st Avenue.
- 2.) New fully accessible curbs built on all 4 corners at the intersection of SE Francis Street & 31st Avenue.
- 3.) Increased police presence in this neighborhood and surrounding this building development.

The reasons for these are hopefully self-evident, but I'll spell them out anyway.

Currently, SE Francis Street is treated as an alternative to Powell Boulevard by all modern mapping applications. This causes rideshare drivers and drivers of all sorts to speed down SE Francis Street at alarming rates. On a daily basis we see drivers driving 40-45 MPH on this street, as there are very few stop signs along SE Francis street and people use it as an alternative to Powell Boulevard frequently. In addition, our neighborhood is not very well policed, and as such, this driving is extremely dangerous to the members of this community. A 4 way stop sign at this intersection with crosswalks would go a long way towards deterring this dangerous behavior.

Given that this building project will increase pedestrian access tremendously to our neighborhood, the current curbs at this intersection are inadequate for this increase in pedestrian traffic. They are not accessible and are crumbling from decay in some instances. The overall walk friendliness and safety of this intersection should be heavily factored into this building project.

This building proposal is to include housing for low income and from my limited understanding, be prioritized for battered women & children. While I wholeheartedly agree

with this purpose, I am also concerned about estranged husbands and partners who exhibit dangerous behaviors frequenting the area to gain access to their kids, possessions and estranged partners. As a result, I think it's important for the city to consider an increased police presence in this area as a standard practice. Crime, vandalism and vagrancy are already significant problems in this neighborhood. Adding low income housing with limited parking and increased pedestrian access but not also including increased police presence is a recipe for ongoing problems in this neighborhood that are long overdue to be addressed.

Thanks for listening!

Best Regards,

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