

ATTN: Lauren Russell
Planning Division
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City of Beaverton
Planning Services

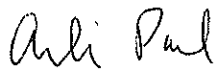
In reference to:
Project Name: Cedar Hills Shopping Center at Park Way
Case File Number: DR2019-0110 / LD2019-0026 / PD2019-0002

Ever since I read about the proposed redevelopment of the Cedar Hills Shopping Center, I have been excited by the idea. I live nearby, and I love my neighborhood. The only thing that's missing for me is what I believe is being proposed, as long as it's done well. I'm imagining a vibrant walkable area with shops and restaurants.

My only concern is the parking situation. Although this area is somewhat walkable and near a transit station, almost all residents here rely on a car for commuting to work or basic errands. The proposed plan calls for 509 residential units plus retail space, and 566 parking spaces does not sound like enough. Many of the residents will likely have more than one car and will also need room for their guests to park. That doesn't leave much space for people who want to shop. There is already a problem with enough parking for the transit station, and people use the current parking lot and side streets for this purpose. My concern is that one of two things will happen. One, the retail portion of this development will suffer poor business because there isn't enough parking for their customers. Or two, all of the streets in my neighborhood will fill up with parked cars, limiting parking for current residents.

I would also like to voice my support for including a grocery store as part of the development. I think that would be one more step towards making this area even more walkable and helping us be a little less reliant on our cars.

Thank you for your consideration of my comments.



Annalisa Paul
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