

**Elena Sasin**

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**From:** ba506@comcast.net  
**Sent:** Tuesday, September 06, 2016 5:10 PM  
**To:** Elena Sasin  
**Subject:** Case File LD2016-0002, TP2016-0003, FS2016-0001  
**Attachments:** Response to SW 155 partition.docx

William Athenas  
15400 SW Heron Court  
Beaverton, OR 97007

City of Beaverton  
Planning Division  
P.O. Box 4755  
Beaverton, OR 97076

Attn: Elena Sasin

Project Name: SW 155<sup>th</sup> 3-Lot Partition  
Case File Number: LD2016-0002, TP2016-0003, FS2016-0001

I am writing in opposition to the above referenced project for the following reasons:

- 1) Removal of 18 trees. The beauty and preservation of our natural environment, especially our trees is what makes Beaverton and especially Murrayhill such a desirable place to live. In addition to destroying this resource I am very concerned that the removal of the stumps and roots of these eighteen trees will also disrupt the root systems of the trees on the adjacent lots and will result in a serious threat to the health and viability of these trees.
- 2) Nowhere in Murrayhill is there another flag lot such as is being proposed. Does Beaverton intend to allow every homeowner who has a 10,000+ square foot lot to sub-divide and build additional homes on lots that were originally planned for one home? This will have severe negative impacts on the beauty, character and livability of our wonderful neighborhood.
- 3) This proposal will require 3 houses sharing one driveway. This concept does not exist anywhere else in Murrayhill.
- 4) Flexible setback. The purpose of the setback is to ensure a quality of life for all homeowners. Reducing this will impact the adjacent existing property owners just so some developer can make money and then leave everyone else to suffer the consequences of a diminished quality of life and most likely a reduced property value.
- 5) This property has been a one home lot for well over 25 years and to change that now just so a developer can make some money will have long term negative effects on all of the surrounding properties. This is both unfair and unnecessary.

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## Elena Sasin

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**From:** ba506@comcast.net  
**Sent:** Wednesday, September 07, 2016 1:04 PM  
**To:** Elena Sasin  
**Cc:** dwitless@comcast.net  
**Subject:** Case File Number: LD2016-0002, TP2016-0003, FS2016-0001

William Athenas  
15400 SW Heron Court  
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Project Name: SW 155<sup>th</sup> 3-Lot Partition  
Case File Number: LD2016-0002, TP2016-0003, FS2016-0001

This is another addition to my previous comments regarding the above proposal. The lot that is requesting a partition is part of the Murrayhill Owners Association (MOA) and is subject to the C,C,&R's and bylaws of the MOA. Because of this shouldn't the owners of the lot first get approval from the MOA prior to having the City of Beaverton expend time and resources on this matter?

Thank you,  
Bill Athenas

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I am adding an additional comment to my opposition to the above project. Murrayhill was conceived, designed and built as a Planned Unit Development (PUD). Much planning such as layout of streets, lot configuration, recreational facilities, open spaces and much more was done to ensure that Murrayhill would be a beautiful, viable and livable community. Approving this proposed lot partition I fear would lead to a total disruption of this well planned community as other large lot owners would then be encouraged to subdivide their properties for the sake of money which I feel is the only reason that the above lot is proposing a partition.

I ask that the City of Beaverton reject this proposal and keep Murrayhill as the premier well-planned community that it has become.

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