

CITY OF SALEM
Written Testimony
City Council

#2

555 Liberty St SE
Salem, OR 97301

Monday, April 26, 2021

6:00 PM

Virtual Meeting

4.a. [21-149](#)

Petitioner-Initiated Annexation of Territory Located at 2527 and 2547
Robins Lane SE - 97306 (Annexation Case No. C-730)

Ward(s): 4

Councilor(s): Leung

Neighborhood(s): SGNA

Result Area(s): Good Governance; Safe Community; Safe, Reliable and
Efficient Infrastructure

Recommendation:

1. Find that the Petitioners have signed a valid triple majority petition for annexation of
the Territory, in conformance with Oregon Revised Statutes (ORS) Chapter 222;

2. Determine that the Petition satisfies the criteria of Salem Revised Code (SRC)
260.060(c) and adopt Order No. 2021-1 ANX (Attachments 2 through 5);

3. Apply the City of Salem RA (Residential Agriculture) zone to the Territory from
Marion County UT-5 (Urban Transition 5 Acres) and UT-10 (Urban Transition 10 Acres);

4. Withdraw the Territory from Salem Suburban Rural Fire Protection District and
Turner Fire District; and

5. Approve the annexation subject to the following conditions:

(a) Any future development of the Subject Property shall require compliance with SRC
808.050 tree planting requirements; however, the minimum diameter of the trees to be
planted shall be increased from a 1.5-inch caliper to a 2-inch caliper standard and
replacement tree diversity shall be increased by planting not less than five species
authorized in the City's Tree and Vegetation Technical Manual; and

(b) Prior to recordation of a final plat for any partition, subdivision, or planned unit
development, or occupancy of a commercial development, the applicant shall grant
\$15,000 to the Salem City Tree Fund; and

(c) Prior to submittal of any application for a land use approval, limited land use
approval, or permit for developing the Subject Property, Applicant shall enter into an
agreement with the City of Salem acknowledging and agreeing that the City of Salem
will not record a final plat for any partition, subdivision, or planned unit development on
or before July 1, 2023.

Attachments: [Vicinity Map](#)[Order No. 2021-1 ANX](#)[Exhibit A - Petition](#)[Exhibit B - Territory Legal Description and Map](#)[Exhibit C - Findings for Order No. 2021-1 ANX](#)[Public Works Department Parks Comments](#)[Fire Department Comments](#)[Public Works Department Comments](#)[Finance Department Comments](#)[Applicant's Mitigation Proposal](#)[Public Comments in Support](#)[Public Comments in Opposition](#)[Additional Comments in Support received by 5:00 p.m. 4-21-21.pdf](#)[Additional Comments received by 2:00 p.m. 4-26-21.pdf](#)[Additional Comments received by 5:00 p.m. 4-26-21.pdf](#)*Add - Written Testimony.***5.b.** [21-167](#)

Motion from Councilor Virginia Stapleton regarding temporary street closure of Union Street and Winter Street on Saturdays from May through October to benefit the area neighborhoods and the Saturday Market.

Ward(s): Ward 1

Councilor(s): Councilor Stapleton

Neighborhood(s): CANDO

Attachments: [Public comments received by 2:00 p.m. 4-26-21.pdf](#)[Additional Comments received by 5:00 p.m. 4-26-21.pdf](#)*Add- Written Testimony.*

Pamela Cole

From: Melissa Juarez <Melissa.Juarez@amerititle.com>
Sent: Wednesday, April 14, 2021 11:14 AM
To: Pamela Cole
Subject: Annexation Hearing: ANCX-730 (2527 and 2547 Robins Lane SE)

April 14, 2021

To: Pamela Cole
Community Development Department
City of Salem
555 Liberty Street SE, Suite 305
Salem, Oregon 97301
PCole@cityofsalem.net

RE: Annexation Hearing: ANCX-730 (2527 and 2547 Robins Lane SE)
Hearing Date: Monday, April 26, 2021

Pamela:

Please enter this letter of support into the record for the above referenced annexation hearing. Salem needs more residential lots and, this will provide more housing.

I'm an escrow assistant at AmeriTitle and I am constantly hearing from folks that we have a shortage of available homes for sale and that we need quite a bit more inventory for today's Buyers to choose from.

Sincerely,



Melissa Juarez | Assistant to Tasha Walery
AmeriTitle, Inc.

320 Church St NE | Salem, OR | 97301
Phone 503-581-1431 | Fax 503-364-8716

melissa.juarez@amerititle.com | www.amerititle.com

Online Ordering | Online Tools | Find an Office Near You

ALERT: Unfortunately, email and banking fraud are current issues in today's society. Please call our branch and verify wire transfer instructions verbally with your escrow officer prior to wiring funds.

This message (including any attachments) contains confidential information intended for a specific individual and purpose, and is protected by law. If you are not the intended recipient, you should delete this message. Any disclosure, copying, or distribution of this message, or the taking of any action based on it by unauthorized persons, is strictly prohibited.

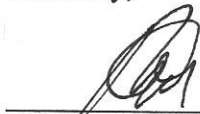
Alex Castro
Pro- Gutters LLC
Po Box 20086
Keizer, Oregon 97307
CCB # 205851

Dear Pamela Cole,

In reference to the annexation hearing :ANCX-730 (2527 and 2547 Robins Lane SE)
Hearing date : 4/26/2021

I support the annexation approval that will provide the development of new residential lots in the City of Salem. We have a great need of new lots with the current housing shortage. As a benefit of not only providing additional housing, the new lots will create more work for my company , add to the revenue received by the city and strengthen the local economy. As a small business owner who relies on the new residential construction industry in Salem, I genuinely support this annexation approval and ask for your approval.

Sincerely,



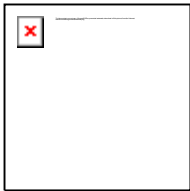
Alex Castro

Thank you for your business.

Pamela Cole

From: Steve Hurley <steve@bannerhomes.net>
Sent: Wednesday, April 14, 2021 10:57 AM
To: Pamela Cole
Subject: Robins Lane/Battle Creek

Good morning Palema, my name is Steve Hurley with Banner Homes. We will be one of the main general contractors on this site. I've heard that there are some negative feelings regarding this site being developed. We are a local builder, use local subs, work with neighbors and take pride in building quality/reasonably priced homes. We truly care about our product and sincerely care about our neighbors. My cell is 503-932-1982 if you have any questions. I've built over 500 homes in Salem over the last 25 years under Banner and Providence Homes and have never had a complaint or issue. I'm just throwing that out there, because I'd like to help be an asset if needed. Thanks for your time.



Steve Hurley

[Visit Our Website](#) | 971-599-3125 | CCB#204108

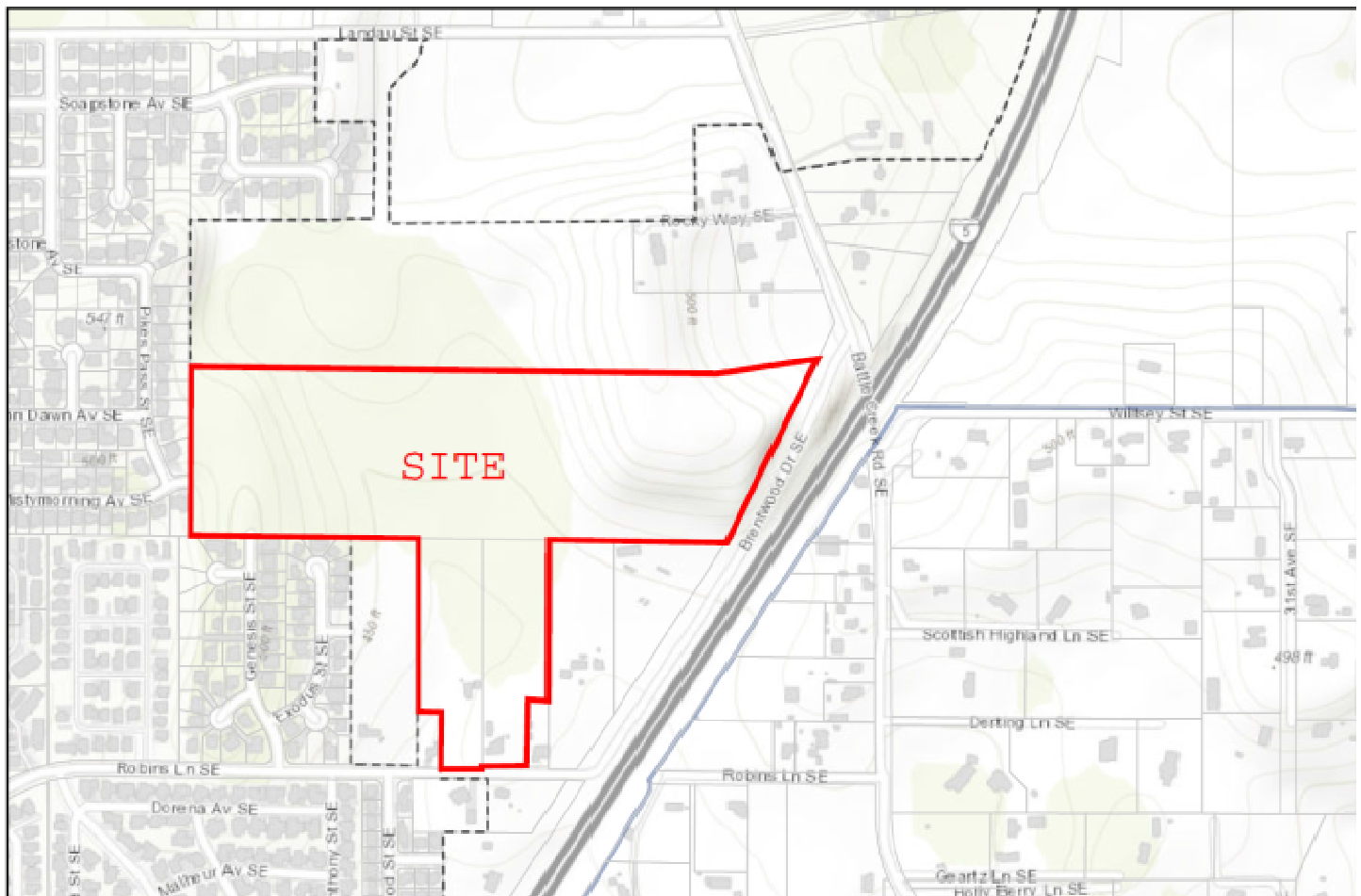
Pamela Cole

From: Ivy Chappelle <ivy@traditionrep.com>
Sent: Thursday, April 15, 2021 2:35 PM
To: Pamela Cole
Subject: Annexation Hearing: ANCX-730 (2527 and 2547 Robins Lane SE)

Hello,

I'm writing to Pamela Cole regarding the annexation approval that will result in the development of new residential lots in the City of Salem.

The property to be annexed is 42 acres located near Robbins Lane and Battle Creek Road SE in south Salem (see below).



The site is currently zoned Marion County UT (Urban Transition) and upon annexation will come into the City of Salem with an RA (Residential Agriculture) zone. The new City zone is consistent with the approved Salem Area Comprehensive Plan which, designates the site as being appropriate for low density residential use with detached single-family homes. We are not attempting to up-zone the site for higher-density residential or commercial uses.

The next step in the process is an annexation hearing with the Salem City Council scheduled for Monday, April 26, 2021. The letters of support need to be delivered asap to the address below, and no later than Sunday, April 25, 2021.

In summary, the proposed annexation I believe will help provide new housing stock in the area while helping to meet current housing needs with the Salem Urban Growth Boundary.

Sincerely,

IVY CHAPPELLE

BROKER | TRANSACTION COORDINATOR

Licensed Broker in Oregon

C: 503.507.6517

Ivy@TraditionREP.com

[WEBSITE](#)

[LISTINGS](#)

[AGENCY DISCLOSURE](#)



2195 Hyacinth St NE STE 111B Salem, OR 97301

Pamela Cole

Planner II

City of Salem / Community Development Department

555 Liberty St SE, Suite 305

Salem Oregon 97301

Re: Annexation Hearing: ANCX-730 (2527 and 2547 Robins Lane SE)

Hearing Date: April 26, 2021

Please enter this letter into the record for the above referenced annexation hearing. **I support this annexation approval** which will result in the development of new residential lots in the City of Salem. With the current housing shortage these new lots are badly needed. In addition to providing additional housing options, the new lots will create jobs, add to the tax base, and help strengthen the local economy.

I understand the property to be annexed is 42 acres located near Robbins Lane and Battle Creek Road SE in South Salem.

Thank you



Ken L Jundt

301 Church St N E

Salem Oregon 97301

RECEIVED

APR 19 2021

COMMUNITY DEVELOPMENT

April 16, 2021



To: Pamela Cole Planner II

City of Salem | Community Development Department

555 Liberty St SE, Suite 305, Salem OR 97301

Re: Annexation Hearing: ANCX-730 (2527 and 2547 Robins Lane SE)

Hearing Date: Monday, April 26, 2021

Please enter this letter into the record for the above referenced annexation hearing.

We have concluded that the proposed annexation would have a substantial positive impact on the local community. With the current housing shortage these new lots are needed to allow access to affordable housing. In addition to providing additional housing options, the new lots create jobs, add to the tax base, and help strengthen the local economy. We are a local family owned business of 40+ years that values community.

We are so grateful for the opportunity to partner together for projects in Salem/Keizer. We truly value the trust our community members place in J/K Carpet and our subcontractors, and look forward to serving in future projects.

David Castronovo

A handwritten signature in black ink, appearing to read 'David Castronovo', is written over a horizontal line.

J/K Carpet Center: Vice President 503-363-6033

985 Broadway St NE Salem, OR 97301



Marion County
OREGON
ASSESSOR'S OFFICE

4/19/2021

Letter in support of: ANCX-730 (2527 and 2547 Robins Lane SE)

Hearing Date: April 26, 2021

Please enter this letter into the record for the above referenced annexation hearing.

ASSESSOR
Tom Rohlifing
(503) 588-5144
(503) 588-7985 (FAX)

**CHIEF DEPUTY
ASSESSOR**
Nathaniel Combs
(503) 588-5144
(503) 588-7985 (FAX)

**BOARD OF
COMMISSIONERS**
Kevin Cameron
Danielle Bethell
Colm Willis
(503) 588-5212

**CHIEF
ADMINISTRATIVE
OFFICER**
Jan Fritz
(503) 588-5212

WEBSITE
www.co.marion.or.us

A constituent discussed with me recently, my thoughts on city annexations. As it turns out this annexation hearing seems like an opportunity to very briefly share my thoughts regarding not only this particular group of properties, but also other similar groups of properties. Discussions occur in my office frequently about properties on or near district boundaries. When I think about these properties, as your assessor I think about, what appears to make sense, the taxing districts and the services provided, and I think about values.

If the City of Salem were to annex any of the properties in the same unincorporated island as the subject property or the other unincorporated islands of properties that come to my mind, such as the East Salem Service District, the annexation would appear logical to me.

Marion County has many taxing districts. These districts are most efficient to administer for property taxes (and probably also other services) when district boundaries make sense. When we have unincorporated islands we usually have different property tax rates, sometimes there are fees instead of taxes, and services are less predictable from the perspective of both the district personnel and the property owners. Assessors get many of these questions from all perspectives.

When reviewing our market value estimates we have to consider is the estimate reasonable, and can we explain and defend our value estimate. Unincorporated islands are not consistent. Consistency usually provides real estate professionals with more comparable data which makes value estimates more accurate for any purpose whether it is assessment, private lending, sales listings, etc.

I would be happy to discuss further,

Tom Rohlifing, Assessor



April 19, 2021

Pamela Cole, Planner II

City of Salem – Community Development Department

555 Liberty St SE, Suite 305

Salem, OR 97301

RE: Annexation Hearing: ANCX-730 (2527 and 2547 Robins Lane SE)

Hearing Date: Monday, April 26, 2021

Ms. Cole,

I am writing to you in support of the annexation approval for the above referenced property. I believe with the current housing shortage these new lots would be a welcome addition to the City of Salem. As I understand the proposal this does not change any zoning and is consistent with the Salem Area Comprehensive Plan designating the site as low density residential use. In addition, a development of this nature will create jobs, add to the tax base and help small businesses like mine to continue to grow and provide living wage jobs for Salem residents.

Please enter this letter into the record for the above referenced annexation hearing.

Thank you for your service to the betterment of our City.

Sincerely,

Dean DeSantis

President

DeSantis Landscapes

503-364-8376 - deand@desantislandscapes.com

Pamela Cole

From: Trevor Scharer <trevor@traditionrep.com>
Sent: Monday, April 19, 2021 10:01 PM
To: Pamela Cole
Subject: Annexation Support -ANCX-730 (2527 and 2547 Robins Lane SE)

Hello Pamela,

Please enter this email into the record for the above referenced annexation hearing.

It is my belief that with the housing shortage that we are currently facing, this new annexed 42 acre parcel will provide Salem with additional housing options, many new jobs, add to local & state tax revenue, and provide strength for the Salem economy.

I am in strong support of the annexation & changing of the current zoning to RA of the 42 acres located near Robbins Lane being approved by the city of Salem. This zoning change is in line with the Salem area comprehensive plan.

Thank you for your consideration,

TREVOR SCHARER

BROKER | PARTNER

Licensed Broker in Oregon

C: 503.881.3455

Trevor@TraditionREP.com

[WEBSITE](#)

[LISTINGS](#)

[AGENCY DISCLOSURE](#)



2195 Hyacinth St NE STE 111B Salem, OR 97301

4/6/2021

To : Pamela Cole

In reference to the annexation hearing :ANCX-730 (2527 and 2547 Robins Lane SE) Hearing date : 4/26/2021

I support the annexation approval that will provide the development of new residential lots in the City of Salem. We have a great need of new lots with the current housing shortage.

As a benefit of not only providing additional housing, the new lots will create more work for my company , add to the revenue received by the city and strengthen the local economy. As a small business owner who relies on the new residential construction industry in Salem, I genuinely support this annexation approval and ask for your approval.

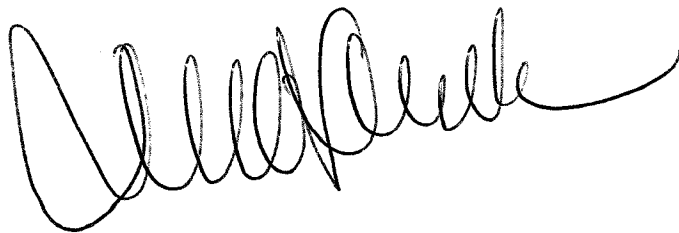
Please submit this letter into the record for the above reference annexation hearing.

Sincerely,

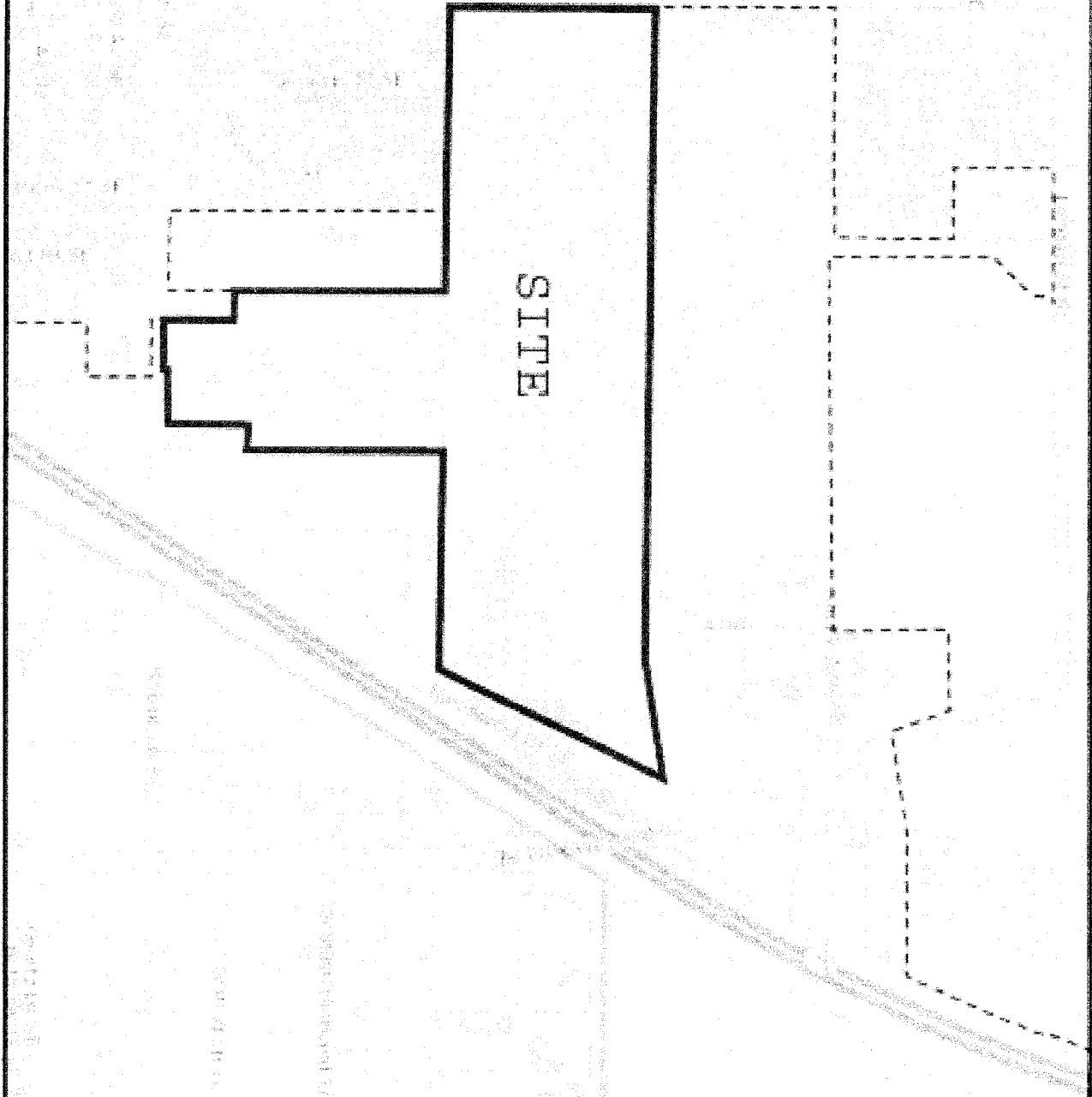
Viktor Stakhov

Vics Masonry, LLC

503-810-9661

A stylized, cursive handwritten signature in black ink, likely belonging to Viktor Stakhov.

SITE



To Whom It May Concern:

This note is concerning a possible annexation of the land in South Salem by the I-5 interchange. The proposal is for annexing land to build more housing in south Salem. I would wholeheartedly endorse such a proposal. Salem is in dire need of more buildable land to accommodate future growth. Having lived right next to this annexation I believe this would be a compatible use of such land.

In addition to providing additional much needed housing options the new lots will create more jobs, add to the tax base and help to strengthen the local economy.

The property to be annexed is 42 acres located near Robbins Lane and Battle Creek Rd SE in south Sale.

I appreciate the ability to state my opinion on this matter.

A handwritten signature in black ink, appearing to read "David R Mercer". The signature is fluid and cursive, with a long horizontal stroke at the end.

David R Mercer

5692 Mt. Rushmore St SE

Salem, OR 97306

Pamela Cole

From: Tim Temple <timtemple@bhhsnwrep.com>
Sent: Tuesday, April 20, 2021 3:31 PM
To: Pamela Cole
Cc: jswan@livebsl.com
Subject: Annexation Hearing: ANCX-730 (2527 and 2547 Robins Lane SE)

This letter is in reference to:

- Annexation Hearing: ANCX-730 (2527 and 2547 Robins Lane SE)
- Hearing Date: Monday, April 26, 2021

Hi Pamela Cole,

My name is Tim Temple and I'm a Realtor with Berkshire Hathaway HomeServices Real Estate Professionals in here in Salem. I have no doubt you have heard the rumors of how unbelievable hot our market is. In some cases, we are getting 15 offers and 10% over asking. While this is astonishing and never seen before in our industry, it is also extremely volatile. In summary we have 1/12 of the supply of to meet the buyer's current needs. (.56 months of inventory, 6 months inventory is considered stable - WVMLS statistics). The lack of inventory increases home values, but it also prices out a large percentage of the buyers. This is known as buyer fatigue in our industry. What our industry needs more than anything is more inventory, I support the annexation and I pray that this unbalance of supply and demand doesn't end badly like the credit crunch of 2007.

Sincerely,
Tim Temple



Tim Temple Cell 503-551-8322

Broker Licensed in the State of Oregon

Oregon's Initial Agency Disclosure



BERKSHIRE HATHAWAY
HomeServices
Real Estate Professionals

[Click here to get a 3 free property evaluations!](#)

Please Remember: email is not secure or confidential. Berkshire Hathaway HomeServices Real Estate Professionals will never request that you send funds or nonpublic personal information, such as credit card or debit card numbers or bank account and/or routing numbers, by email. If you

receive an email message concerning any transaction involving Berkshire Hathaway HomeServices Real Estate Professionals, and the email requests that you send funds or provide nonpublic personal information, do not respond to the email and immediately contact Berkshire Hathaway HomeServices Real Estate Professionals. To notify Berkshire Hathaway HomeServices Real Estate Professionals of suspected email fraud, contact ldunn@bhhsnw.com email address and 503-350-7216 phone number that will be monitored for prompt local action and notification to Berkshire Hathaway HomeServices of America.

4/21/2021

Pamela Cole
Community Development Department
City of Salem
555 Liberty Street SE, Suite 305
Salem, OR 97301
PCole@cityofsalem.net

RE: Annexation Hearing – ANCX-730 (2527 and 2547 Robins Lane SE) Hearing Date April 26, 2021

Pamela,

Please enter this letter of support into the record for the above referenced upcoming annexation hearing. Supporting this annexation is a huge benefit to the City of Salem and all of us who live here.

Salem is in desperate need of more residential lots for home construction. We see every day the demand for homes in this area increasing exponentially and the supply decreasing even faster.

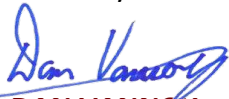
Emery & Sons Construction Group is a local company that employs more than 100 people and has been doing so for over 50 years. As a local business, we feel now more than ever, the importance in assuring the growth of our community, supporting the stability of our local economy and maintaining the sustainability and viability of the place we call home. We ask this of you as well.

I encourage your department to get behind and support this annexation and realize the many benefits of a project like this, including:

- Continued creation of high paying sustainable jobs
- Economic support for local businesses and vendors who will be involved with this project
- Provide much needed housing inventory
- Increased tax revenue for the City of Salem

Let's do this!

Sincerely



DAN VANNOY

MEMBER/MANAGER

(503) 551.8889

Dan.Vannoy@emeryandsons.com



MAIN OFFICE P(503) 588.7576 | F(503) 371.6637 | EMERYANDSONS.COM
3841 Fairview Industrial Dr SE, Ste 150 Salem, OR 97302 | PO BOX 13069 Salem, OR 97309

OR #221536 | WA#EMERYSC825MR | CA#1046302 | ID#036767 | MT#244007 | NV#0084637

From: [Brian Anderson](#)
To: [CityRecorder](#)
Subject: Comments in Opposition to Proposal in Agenda #4.a
Date: Monday, April 26, 2021 2:39:52 PM

I'm writing in opposition to the early development of the property in question, and the forced annexation of Cole and Daisha Johnson's property. They are very generous in hosting events on this property to benefit schools, individuals, and the community at large. Our modern communities are often missing non-commercial gathering places like this; and, when you have a family that is this inviting, and generous, and a unique property like theirs, it can be like a glue that holds the community together with values of camaraderie and connection. I would strongly argue that more lives will be meaningfully impacted by keeping this property intact then by putting a road through it. Please consider.

Kindly,

Brian Anderson

--

Sent from my iPhone

From: [Bethany Bryan](#)
To: [CityRecorder](#)
Subject: Comments in opposition to proposal in agenda #4.a
Date: Monday, April 26, 2021 4:05:43 PM

To whom it may concern,

I'm writing to oppose a street going through exodus and cutting through my neighbors yard. This street is completely unnecessary and would negatively impact many residents in this neighborhood. I live on Robins lane directly across from the 2 streets that will be put in and i see why those are both necessary. The one off exodus is not. Please reconsider!

Thank you,
Bethany Bryan

Sent from my iPhone

From: calebc@comcast.net
To: [CityRecorder](#)
Subject: Reference opposition proposal agenda #4.a
Date: Monday, April 26, 2021 3:01:32 PM

Hello.

I would like to state my opposition to this proposal. I don't believe it even follows the rules outlined by the city for development. I also don't think this will have a positive impact on the area in question. I have lived in that neighborhood and I don't see this as an improvement and will likely cause far more problems than it will help. Please consider my voice in opposition to this proposal.

Caleb Coombs

From: [Stephanie Cox](#)
To: [CityRecorder](#)
Subject: Comments in opposition to proposal in agenda #4a
Date: Monday, April 26, 2021 4:46:28 PM

I am in opposition of the proposed early development. The rules require a 5 year waiting period of which has not been met. I do not believe an exception is warranted.

After learning about the plans, and the potential impacts I find it highly unsettling and wish for it to be denied.

Stephanie Cox

Sent from my iPhone

From: [Matthew Cox](#)
To: [CityRecorder](#)
Subject: Comments in opposition to proposal in agenda #4a
Date: Monday, April 26, 2021 4:41:54 PM

I am in opposition of the proposed early development as this will put undue burden on our already small community in terms of traffic.

Best Regards,
Matthew Cox

From: [Daisha Johnson](#)
To: [Pamela Cole](#); glennbaly12345@gmail.com; hughes.m@comcast.net; [CityRecorder](#); arasmussen@modernbuildingsystems.com
Subject: Comments in Opposition to Proposal in Agenda#4.a for 4/26/2021 :: Annexation Case #ANXC-730 - Robins LN::
Date: Monday, April 26, 2021 3:13:31 PM

Dear City Planning Officials and Developers,

My email to you comes in just under the wire as this weighs heavy on my heart and mind. I can barely type through the tears.

When we bought our property at 2447 Robins LN SE 8+ year ago we were thrilled at our "little piece of country" that was still near the city.

We had fabulous neighborhoods on 2 sides of our 5 acres and then thick, beautiful, dense forest of pines and oaks on the other two!

To our utter surprise we found out that just 2 years after moving into our new home that a developer had bought the property surrounding us and they were going to cut down that beautiful forest of 40+ acres and build 200 homes there! We kinda expected it to happen in like 20-30 years but never imagine it would be that soon. We were shocked and saddened.

That fateful day came when the trees started coming down- it was loud and insane. Our then 12 year old son came running into the house with tears streaming down his face saying "Mom, they are cutting down the forest!"

Our hearts were broken to see that beauty gone soooo soon! It was, and still is, a place where deer roam, blue heron and ducks land and coyotes howl at night. Neighbors were outraged and so heart sick that their views were now of the freeway with extremely increased noise and they were, us included, no longer enjoying a view of the beautiful trees. We long for those days back but know we can't get them.

Much to our surprise we recently heard that the developer is trying to push past the mandatory 5 years of waiting to build after a clear-cut happens. They want to annex now and start 2 years early.

With that proposal came a letter in our mailbox just a couple days ago informing us that this would put our property at risk for forced annexation and the building of these new homes all around us to begin 2 years sooner than even should be allowed.

An instant pit in my stomach and tears in my eyes all week and even as I write. We sincerely hope that this push to make this happen will not be so. Let us enjoy this little piece of country for our rightful 2 more years! Please.

Our "little piece of country still near the city" dreams are being dashed faster than we can even bear.

Then comes news from frightened and sad neighbors that with this forced annexation has the developer/city wanting to put a connecting road right through the middle of our personal property at Jonah Ave. We've had neighbors showing us polt maps of the new development and we can hardly believe it!

We, along with all our neighbors, have worked hard to build beautiful places for our families to live. We purchased our 5 acres with dreams to be fulfilled to provide a safe, wide open space for our kids, our neighborhood kids, family, friends and our future grandkids to enjoy for generations!!

We fulfilled our dream 4.5 years ago to build a turf field on our property. We are so grateful that we were able to do this and it has now been a place for families, neighbors, friends, schools, club teams, dance groups and church gatherings to happen.

Never once have we asked for payment from anyone to use our field. We are thrilled to share it freely for everyone to provide a safe, clean place for people to play and practice over the years. We truly consider it our gift to

thousands in our little community of Salem!

My husband and I both grew up here in South Salem and knew the need for more fields and were so humbled to be able to build and offer this as a place to be enjoyed by so many!

Anyone looking at a map of our area can see that this idea/proposal of a street being put there off of Jonah Ave would completely divide our property in half. It would conflict with our turf field, wells (we are Marion County property so we have 2 wells and a septic system) and a road there would deem the turf field unusable. Our future dreams and plans for our back pasture would be gone too! What a sad day that will be if that idea ever came to fruition.

We know that developing a city and expanding city limits to build great neighborhoods is inevitable, but we ask, hope, and pray that those who are making these very important decisions will be kind, reasonable, just and fair in making these decisions.

Please put yourselves in our shoes, and all the surrounding neighbors shoes as you approach these delicate decisions that will affect the lives of so many.

It is very easy and simple to see that very reasonable and plentiful access for the new proposed neighborhood can be had through Genesis Street, Pikes Pass and Robins Ln.

There is absolutely no need to put a road through our property at Jonah Ave! It is an unconscionable thought to do so.

Doing this would have hundreds of cars funneling together off of Exodus St and Genesis St onto Robins Ln. This is an unreasonable traffic nightmare and major hazard if there was ever a fire or emergency that required evacuation as Robins Ln is a DEAD END road just past our home.

City Officials, developers and planners - please put yourself in our shoes, our neighbors shoes and make these decisions fairly, justly and reasonably.

Think not of the money, the easy or selfish way to get your desired result for this community but instead think of the fair, reasonable, and just way to properly annex, plan and execute this new development.

We want to continue to provide a safe, inviting, clean and open space for families and community members to enjoy south Salem and to continue to have our field usable for generations to come.

Please be fair. Please consider all reasonable solutions to develop and annex this area and our property justly and wisely.

I pray that I don't have to wipe away my own tears as I console and wipe away the tears of my own children, neighbor's children and thousands of community members if our field is destroyed by an unreasonable road being built dividing our personal property in half.

Please be kind. Please be fair.

Thank you.

Sincerely,

--

Daisha Johnson
2447 Robins LN SE

Johnson Family Orthodontics
www.livegrowsmile.com

From: [Jackie Leung](#)
To: [CityRecorder](#)
Subject: FW: City Council Meeting Agenda Item 4a -21-149
Date: Monday, April 26, 2021 4:25:32 PM

Fyi

Sent from my Verizon, Samsung Galaxy smartphone

----- Original message -----

From: Tammy Karschnia <tammykarsch@gmail.com>
Date: 4/26/21 2:38 PM (GMT-08:00)
To: Jackie Leung <JLeung@cityofsalem.net>
Subject: Re: City Council Meeting Agenda Item 4a -21-149

Copy for you. Thank you.

On Mon, Apr 26, 2021 at 2:28 PM Tammy Karschnia <tammykarsch@gmail.com> wrote:
Re: Opposition of proposed early annexation of property under April 26th agenda item, 4.a. / 21-149.

Good afternoon. I am writing to oppose the early annexations as proposed in 21-149.

This annexation as set forth, directly affects property owners, and more specifically a family who is a pillar in this community, Dr. and Mrs. Johnson. You see, this family has created a place for pretty much the entire community to use as well as their own 8 children. This annexation would cut through their property and in essence destroy what they have created for their family and what they share with other families and children of Salem. Dr. J and his wife are selfless and giving at all times and have created someplace that benefits all who seek their assistance.

I implore you to follow the annexation rule of 5 years, so that further discussion and compromise can be had to come to a conclusion that is best for all parties including the neighbors surrounding this annexation area.

This is not going to create affordable housing. In fact, we all know there are vacancies all around Salem, and the price of any houses or apartments erected in this area will NOT be affordable to the average single parent. They will be similar to what is already out there for rent.

I would also like to point out that most of the parties in favor of this early annexation are builders, real estate brokers or subcontractors who plan on benefitting from this early annexation. That shows me that again the dollar is the most important thing to people at this time, not the best interest of the community and neighbors as a whole.

Again, as a Salem resident and personally knowing Dr. J and the outreach and support that

he and his wife provide the community, I vehemently oppose the annexation.

Thank you.

Tammy Karschnia

503-302-6131

From: [Kate King](#)
To: [CityRecorder](#)
Subject: Comments in Opposition to Proposal in Agenda #4.a
Date: Monday, April 26, 2021 4:40:01 PM

To Whom it May Concern:

Please wait the requisite five years you promised the property owners before building on this land. Please contact the property owners before planning or building on their land, developed or not. The so-called empty field on property that has not yet been annexed that the road is planned to go on is a precious play field for the community children and parents.

Please do not force annex to appease eager developers. People use the land. It is not just empty space.

Thank you,

Kate King

From: [Arna Meyer](#)
To: [CityRecorder](#)
Subject: Comments in objection of proposal in agenda: 4a
Date: Monday, April 26, 2021 4:49:26 PM

To whom it may concern,

I would like to state my objection to the proposal to annex the property adjacent to Cole and Daisha Johnson.

Cole and Daisha are pillars of our South Salem community and provide a desperately needed service to our young members through mentorship and the use of their property.

I am a strong advocate for affordable housing and feel that this needs to be developed sustainably with consideration for existing land owners.

I'm sure there is a workable solution that does not require a road to be developed in the proposed location. I strongly suggest that all options be explored before this development is approved.

Sincerely,
Arna Meyer

From: rj.myers@comcast.net
To: [CityRecorder](#)
Subject: Annexation of Territory Located at 2527 and 2547 Robins Lane SE 97306
Date: Monday, April 26, 2021 4:48:20 PM

In opposition - Annexation of Territory Located at 2527 and 2547 Robins Lane SE 97306

Please consider the following:

Roads do not seem adequate. Adding 200 new homes, two additional proposed subdivisions and Costco all along Battle Creek Rd SE will add to traffic and congestion from lower Commercial St SE, Kuebler Blvd SE and the Kuebler/I-5 Interchange. The narrow streets between Commercial SE and Battle Creek Rd SE will also be affected by additional traffic.

Nearby Elementary schools are already near or over capacity.

Please include height restrictions in Conditions, Covenants and Restrictions (CCR's) to protect views of the Cascade Mountains and foothills from homes in Rock Ridge Estates, west of the development.

Do not allow the 5-year moratorium on development to be shortened. There was no notification before the 2018 clear-cut of timber and we received short notification for the April 26, 2021 City Council hearing.

So that the neighborhood association and area residents have had time to review and comment further, please vote against the annexation.

Bob and Patti Myers
5974 Pikes Pass St SE
Salem, OR 97306

From: [Jen Scott](#)
To: [CityRecorder](#)
Subject: Comments in Opposition to proposal in Agenda 4a
Date: Monday, April 26, 2021 3:40:17 PM

I believe that the proposed annexation or future annexation of Cole and Daisha Johnson's property. You are putting strenuous traffic through that little Genesis neighborhood with that road. There is no point for that road. The developers could put one more lot there and run the road directly out to Robins lane instead. Keeping the neighborhood quiet and have less traffic around all the kids living in the Genesis neighborhood.

Thank you for listening

Sent from my iPhone

From: [SCOTT LASHMETT](#)
To: [CityRecorder](#)
Subject: Opposition to Proposal in Agenda #4.a
Date: Monday, April 26, 2021 3:07:54 PM

To whom it may concern,

I am writing to comment on the removal of a private football field and the confiscation of private property to make an new annexed development possible. I employ you to please not only obey the law to have a rest period of five years prior to annexation after clear cutting but don't take a private citizens land that they have worked hard to acquire to feed the greed of developers and to put potential money in the pockets of the city. Taking private property to do suck shows the blatant disregard for the citizens in you community to appease the wealthy.

Thx-

Scott a concerned citizen

From: [Tammy Karschnia](#)
To: [CityRecorder](#)
Subject: City Council Meeting Agenda Item 4a -21-149
Date: Monday, April 26, 2021 2:29:16 PM

Re: Opposition of proposed early annexation of property under April 26th agenda item, 4.a. / 21-149.

Good afternoon. I am writing to oppose the early annexations as proposed in 21-149.

This annexation as set forth, directly affects property owners, and more specifically a family who is a pillar in this community, Dr. and Mrs. Johnson. You see, this family has created a place for pretty much the entire community to use as well as their own 8 children. This annexation would cut through their property and in essence destroy what they have created for their family and what they share with other families and children of Salem. Dr. J and his wife are selfless and giving at all times and have created someplace that benefits all who seek their assistance.

I implore you to follow the annexation rule of 5 years, so that further discussion and compromise can be had to come to a conclusion that is best for all parties including the neighbors surrounding this annexation area.

This is not going to create affordable housing. In fact, we all know there are vacancies all around Salem, and the price of any houses or apartments erected in this area will NOT be affordable to the average single parent. They will be similar to what is already out there for rent.

I would also like to point out that most of the parties in favor of this early annexation are builders, real estate brokers or subcontractors who plan on benefitting from this early annexation. That shows me that again the dollar is the most important thing to people at this time, not the best interest of the community and neighbors as a whole.

Again, as a Salem resident and personally knowing Dr. J and the outreach and support that he and his wife provide the community, I vehemently oppose the annexation.

Thank you.
Tammy Karschnia
503-302-6131

From: noreply@cityofsalem.net on behalf of lauriedougherty@gmail.com
To: [CityRecorder](#)
Subject: City meeting public comment
Date: Monday, April 26, 2021 3:56:12 PM
Attachments: [Union & Liberty testimony to City Council 4-26-21.pdf](#)

Your Name	Laurie Dougherty
Your Email	lauriedougherty@gmail.com
Your Phone	6175040016
Street	728 Church St. NE #7
City	Salem
State	OR
Zip	97301
Message	Support with caution for Agenda Item 5.b. 21-167 Street Closures for Saturday Market

This email was generated by the dynamic web forms contact us form on 4/26/2021.

To Mayor Bennett and Salem City Councilor
Re: Agenda Item 5.b. 21-167

My name is Laurie Dougherty. I live in Ward 1.

I applaud Councilor Stapleton's efforts to make Salem more bike and walk friendly and support her proposal about closing sections of Winter and Union Streets NE on Saturdays for pedestrians and cyclists (and people with disabilities) going to the Saturday Market. I live on Church St. NE between Union and D. I don't have a car, so I walk and bike regularly in the downtown area, including to the Saturday Market. I can attest that walking and biking are healthy for people and the planet.

Many cities in the US and around the world close streets to motor vehicles on permanent or temporary basis in order to promote active uses. This fosters community and connection among neighborhoods and residents; and adds an air of festivity to ordinary places and activities.

However, to make this proposal feasible, something must be done to make the intersection of Liberty and Union Streets safe. I live near there and bike or walk on Union Street regularly to go to Riverfront Park or West Salem, always with a feeling of trepidation when crossing Liberty Street. Liberty carries fast-moving, often heavy traffic. *Yet there is no traffic control on Liberty Street at all* - no traffic light, no stop sign, no pedestrian signal, no crosswalk marked on the pavement. As you can see in the attached photos, there are stop signs on Union Street along with signs that say: "Cross Traffic Does Not Stop." There are signs with the figure of a pedestrian and an arrow, but no crosswalk markings. Not helpful and not safe.



During construction of the new police station a great deal of time, money and effort was expended to reconfigure this section of Liberty St. NE (between Division and Marion Streets) to make it two-way, giving easier vehicle access to the Marion Street Bridge. New traffic patterns were created and new signals were installed at Division and Marion. But nothing was done to improve safety on Union Street.

Union Street is designated to become a family friendly bikeway. As this June 2020 [article in Salem Reporter](#) indicates, this has been part of the city's plan for years and it will be more years still before construction can begin. New signals at Union and Liberty are part of the plan. Given this, it would have made sense to install the signals while Liberty was reconfigured for the new police station, but that wasn't done. Why not?

The intersection of Union and Liberty is just one egregious example of Salem's neglect of safety and accessibility for pedestrians, bicyclists and people with disabilities. Plans are useless if they are not implemented. It's time for Salem to walk the talk.

Laurie Dougherty
lauriedougherty@gmail.com
617-504-0016 (cell)

The photos are looking west on Union St. toward Commercial St., Riverfront Park and the bike/pedestrian bridge to West Salem.

From: noreply@cityofsalem.net on behalf of Kirk.seyfert@gmail.com
To: citycouncil
Subject: Contact City Council
Date: Monday, April 26, 2021 2:13:33 PM
Attachments: ATT00001.bin

Your Name	Kirk
Your Email	Kirk.seyfert@gmail.com
Your Phone	5035074293
Street	1560 Jefferson St. NE
City	Salem
State	OR
Zip	97301
Message	<p>Regarding April 26th, Agenda item 5b Dear City Counselors, I wholeheartedly support the forward thinking, family, and commerce friendly motion to connect west Salem and riverfront pedestrians and cyclists to Saturday Market throughout the summer's peak outdoor and market activity. The motion put forward by Counselor Stapleton would help revitalize Saturday Market as it recovers from a difficult year; It would also create a vibrant conduit to reconnect neighbors currently discouraged from healthy and active transportation by the segmented bike and pedestrian infrastructure east of Riverfront park. By encouraging non-auto transportation in this small way, we might improve pedestrian safety and families' quality of life while simultaneously benefiting local commerce (Just as street closures benefited downtown business this past year). I believe this motion is a great opportunity to begin to rethink how getting people out of their cars can actually benefit everyone. Thank you all for the work you do for Salem! Kirk Seyfert</p>

This email was generated by the dynamic web forms contact us form on 4/26/2021.

From: [Commissioner Kopcho](#)
To: [CityRecorder](#)
Subject: April 26 Council Testimony - Support for SOB 5b, File 21-167
Date: Monday, April 26, 2021 4:06:02 PM

Mayor, Council President, and City Councilors,

I write in strong support for the motion that a feasibility study be conducted for temporary street closure of Union Street and Winter Street on Saturdays from May through October to benefit the area neighborhoods and the Saturday Market.

The tradition of recurring temporary street closures for off-peak events is one that dates back many decades and is still common in many cities in our nation as well as overseas. Temporary street closures can activate the street and showcase participating businesses and communities.

This effort, should the future staff report be adopted, would be aligned with larger public health goals and encourage residents to take advantage of parkways as recreational amenities.

As this motion simply calls for a feasibility staff report I hope it will be swiftly adopted.

Respectfully,

[Casey Kopcho](#)
Planning Commissioner
City of Salem
555 Liberty ST SE RM 305
Salem, OR 97301

Sent from ProtonMail for iOS

From: [Kirk Seyfert](#)
To: [CityRecorder](#)
Subject: Agenda Item 5 b
Date: Monday, April 26, 2021 2:09:58 PM

Dear City Counselors,

I wholeheartedly support the forward thinking, family, and commerce friendly motion to connect west Salem and riverfront pedestrians and cyclists to Saturday Market throughout the summer's peak outdoor and market activity. The motion put forward by Counselor Stapleton would help revitalize Saturday Market as it recovers from a difficult year; It would also create a vibrant conduit to reconnect neighbors currently discouraged from healthy and active transportation by the segmented bike and pedestrian infrastructure east of Riverfront park. By encouraging non-auto transportation in this small way, we might improve pedestrian safety and families' quality of life while simultaneously benefiting local commerce (Just as street closures benefited downtown business this past year). I believe this motion is a great opportunity to begin to rethink how getting people out of their cars can actually benefit everyone.

Thank you all for the work you do for Salem!

Kirk Seyfert
Executive Director
The Northwest Hub
503.507.4293