

**From:** [Christin Flynn](#)  
**To:** [Amy Rusko](#)  
**Subject:** Ironwood Place File# 912-Conditional Use Permit  
**Date:** Monday, July 31, 2023 1:14:07 PM

---

**This message is from an External Sender**

This message came from outside the City of Arlington

Planning Department  
RE: Ironwood Place

To Whom It May Concern,

RE: Objection to Planning Application

I write today to express my objections to the proposed development along 67<sup>th</sup> Avenue and Woodlands Way. The number of residential units and the vehicles that come with them would put added strain on the already crowded roads, water,/ sewer system, and the environmental impact of our once small town of Arlington. The planning is allotting ONE vehicle parking space per unit. Realistically, each unit has the potential to have multiple vehicles whereas in one spot will not be enough onsite parking in the proposed development. This will lead to multiple cars street parking Woodlands Way thus increasing added strain and safety issues.

Growth is not to be stopped but Arlington has seen a rapidly massive expansion in such a short time and the planning seems to see dollar signs in new taxes without providing for those who are already enjoying and loving our not so little town. 172<sup>nd</sup> through Arlington and Smokey Point has been a traffic issue for years and seems to be getting worse. With the increase of more residential vehicles this adds a strain on an already congested roadway. The road has partially been widened in Smokey Point only to bottleneck coming into Arlington causing more congestion and frustration.

The removal of the trees along Woodlands Way and the addition of a driveway access the road will change the country look and feel of Glen Eagle and add impact the safety of the school children that are picked up on Woodlands Way. Removal of the trees and natural land displaces the wildlife. Sadly, we are already seeing numerous forms of wildlife wandering through residential areas since they have been displaced from their homes to make room for other developments.

Another concern in this planning, there is only one entrance/exit access for said development. There is ample room off of 188<sup>th</sup> entrance/exit access with removal of the fence with less of an impact to the already busy 67<sup>th</sup> Avenue and Woodlands Way access.

My question is, is it absolutely necessary to have yet another multipurpose residential development when the current Arlington multipurpose developments remain vacant?

Thank you for your time from a Tax Payer, Glen Eagle Homeowner and HOA member,

Christin Flynn Peterson  
206 228-3045