

To all Sunriver owners and guests: we urge you to consider the following points regarding the planned mall redevelopment:

Sunriver has a 40 year history as the premier residential resort in the Pacific Northwest and has always been dedicated to the preservation of its natural resources with a respect for the environment. The proposed redevelopment and zoning change, if approved, will change this forever. It allows for up to 600 condominiums and 100 hotel rooms in buildings from 45 to 75 feet high along with a 2 story parking structure at the entrance to the mall.

The new residences focus on timeshare and high use rentals which will increase traffic, parking problems and promote further overcrowding of the current pools and bike paths. The North Entrance use will increase as the South Entrance will become a traffic nightmare.

The zoning change does nothing to promote "fixing the mall". The plan actually allows for retail to be reduced from the currently available 150,000 square feet to as little as 85,000 square feet. The current zoning already provides for wonderful retail establishments. Perhaps something other than zoning has allowed the mall to deteriorate.

I hope you will write the SROA board and the Deschutes County Planning Commission prior to the next public hearing on November 8<sup>th</sup> to express your opposition to the new zoning. High density, high rise residences were never a part of the Sunriver vision nor were they the reason any of us purchased our residences here.

Help save Sunriver.

Don & Marcey Hutchison  
Salem and Sunriver