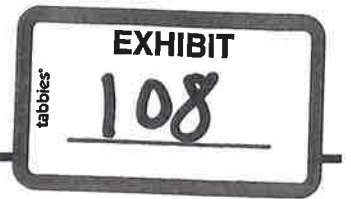


Hannah Elliott



From: SMC <jsmcnaught@aol.com>
Sent: Tuesday, May 14, 2024 3:52 PM
To: Plan
Subject: Juniper Canyon Dollar General

Sandra & Jeff McNaught
10499 SE Ridge View Road
Prineville, Oregon

Creek County
MAY 14 2024
Community Development

To Whom It May Concern,

I know this note will not be part of the agenda tomorrow 5/15/24; however, I understand you will still have access to the letters to help understand the scope of community sentiment.

After reading the application, some items stand out to me.

Haystack Reservoir and Ochoco Reservoir campers / boaters will not be zipping up Juniper Canyon to a Dollar General, when they have all they need in town. To suggest otherwise is preposterous.

In reading the application I am not sure what skiers will be using the store? Certainly not snow skiers and water skiers will only be on the reservoir when there is water, and we know how reliable that is.

The application also spoke to counting traffic. First, this must happen on the correct roads and most of the traffic is local - people who live out here and go back and forth to work, schools, shopping, traveling, etc. The bulk of traffic is not a multitude of people using this canyon as a highly sought after recreational area. The idea that if we build a Dollar General, they will come is beyond my thinking. If anything, I think it would distract. It is not a Juniper Canyon image. When the church built their building, it became part of the landscape. It is not an industrial building that belongs elsewhere. There is not constant traffic. I would like to think the planning committee has an awareness of how this makes people feel AND I still wonder if any of them live here - is this in their backyard? Who is benefiting? Progress comes at a price, and it is not always beneficial to the people who pay taxes, thus wages to those who are supposed to represent us.

A residential area with a noisy industrial looking store, open until 10PM daily and lights on 24X7 - yep, that sounds like / looks like country living at its finest.

Sound carries, especially out here. We can hear neighbors on 5 & 10 acre lots 2 away from ours when all is quiet and the air is still. This does not speak residential. Why should those neighboring the property (much less the rest of us who will hear it too) be required to put up with it (until 10 PM) if at all?

If anybody thinks this will not affect the traffic on Davis Loop, think again. Patterns will change.

Property value and taxes are a big deal for anyone who owns their home and/or property. A number of comments speak to lower property values. Will our taxes go down commensurate with the lower value for our homes?

I know there are a few who are in favor; however, they have the luxury of this not being at their back door. Juniper Canyon does not "need" a Dollar General. Please seriously consider keeping natural, natural. Please do not Bend Prineville.

Thanks. - Sandy

It is the mark of an educated mind to be able to entertain a thought without accepting it. - Aristotle

[CAUTION:This email originated from outside of the organization. DO NOT CLICK LINKS or open attachments unless you recognize the sender and know the content is safe]