**A Petition to the Honorable John Engen, Mayor of Missoula**

**and Members of the Missoula City Council**

The Friends of Grant Creek and the undersigned residents of Missoula, Montana, state that we:

***SUPPORT the existing zoning*** *of the reclaimed quarry at 2920 Expo Parkway that allows a maximum of 158 single dwelling units on the north parcel (35.3 acres) and 344 dwelling units (single, duplex or multi-dwelling residential building types, maximum height 35 feet) on the south parcel (8.7 acres).*

* The zoning fits the character of the existing neighborhood: single-dwelling and multi-dwelling homes and commercial buildings no taller than three stories. Buildings set among large expanses of grass and trees.
* The addition of 502 dwelling units to the approximately 635 residences in Grant Creek north of I-90 nearly doubles the neighborhood’s population, serving the city’s need for planned, diverse growth.
* The mixture of single dwelling units and duplex or multi-dwelling residential building types provides a mixture of residential building types and opportunities for homeownership.

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***OPPOSE the application for rezoning*** *the reclaimed quarry at 2920 Expo Parkway that would allow a maximum of 1,195 dwelling units (single, duplex or multi-dwelling residential building types, maximum height 45 feet) on both parcels.*

**Public Health and Safety**

* Increasing traffic hazards on Grant Creek Road: delays at the stop light, air pollution and accidents.
* Increased challenges for pedestrians crossing Grant Creek Road at Expo Parkway and at Stonebridge Road.
* Further challenges to evacuating the Grant Creek wildland/urban interface during wildfires (one way out).
* Further deterioration of the emergency response times in upper Grant Creek (already exceeding 8 minutes).

**Lack of Services for Residents of 1,195 Dwelling Units Permitted Under Application for Rezoning**

* No public transit. No separated trail connecting to city trails. New residents will no transportation options.
* No public playgrounds/parks in Grant Creek. None in the proposed four-story apartment development.
* No public/complete streets in the proposed four-story apartment development.

**Character of Neighborhood**

* Out-of-character four-story apartments set among impervious parking surfaces with limited trees and grass.
* Proposed four-story apartment development would offer no opportunities for home ownership.

**Community-Wide Effects**

* Further traffic congestion and safety concerns on North Reserve Street.
* Crowding at Hellgate Elementary. No safe routes for new residents to walk to school.
* Higher taxes to accommodate increased need for services: streets, transit, schools, parks, fire

*My primary concerns about the application for rezoning the quarry and the proposed apartment development are:*

Signature                           Name   (Please print) Email

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I would like to become a Friend of Grant Creek

City Resident County Resident Address \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_­­­­­\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_