

**Carey Certo**

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**From:** Madeline Lyne <lyne272@gmail.com>  
**Sent:** Wednesday, July 20, 2022 9:53 AM  
**To:** Community Development Email  
**Subject:** Proposed businesses Corner of Brady Rd & 16th Ave

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I am writing to express my concern and my opposition to the proposed commercial development for the above mentioned area of Camas. Despite the zoning as commercial, this particular corner is already a very busy 4-way intersection with many elementary school walkers, bikers, adult walkers/runners and so many cars! This property is also in a very residential area and would pose a huge increase to traffic, lots of noise and smells with a gas station and carwash and cars coming and going and 2 drive-thrus! Too much additional traffic would create unsafe conditions for students and families walking to and from school, and those who use Prune Hill Elementary fields for games, practices and recreation.

I strongly believe this particular choice for commercial development on this parcel of land be reconsidered and an alternative found that would have a less harmful impact to children, the environment and overall safety. Gas stations need to have tankers periodically deliver gas to the underground tanks. This is not something that needs to be part of a majority residential area. Please do not approve this plan. This would be a huge detriment to this area.

Regards,

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Madeline Lyne  
755 NW View Ridge Street  
Camas, WA 98607

*Never doubt that a small group of thoughtful, committed citizens can change the world; indeed, it's the only thing that ever has." - Margaret Mead*