

ROLL TIDE PROPERTIES CORPORATION

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VIA E-MAIL

Mayor Kathleen Walker
Members, Sandy City Council
39250 Pioneer Boulevard
Sandy, OR 97055

RE: Resolution 2026-04 (Extension of Pre-Moratorium ERU Allocations)

Dear Mayor Walker and City Council Members:

I appreciate the city's desire to ensure maximum possible fairness and certainty under the circumstances, to accommodate development needs of the city.

While the proposed approximate 6-month extension of ERU allocations is appreciated, it is just not enough time. Of course, if we are not granted an extension of our land-use approval, it's irrelevant. I'm requesting that the city work collaboratively with us in a joint effort to bring needed housing to Sandy. This would include a previously requested extension to our land-use approval and a **two-year extension of our ERU allocation**. We have a lot of work to complete before being ready to pull permits and utilize our allocated ERU's.

Bull Run Terrace offers the single largest opportunity to provide needed housing to the city, during a challenging development moratorium. The project was approved, we are now just asking you to work with us on pre-determined timelines through unprecedented challenges to see it through.

If Bull Run Terrace dies due to expired timelines, what other projects are going to provide an opportunity for additional housing units during a development moratorium?

What harm is caused by granting a longer extension to the ERU allocations?

Sincerely,

Dave Vandehey

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