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OCT 27 2025

CITY OF SUMAS

**2025 Comprehensive Plan Public Comment Submission**

**Date:** October 27, 2025

**To:** Sumas City Council

**From:** David Heeringa

5511 Jones Rd, Sumas

360 961 5221

daveheeringa@hotmail.com

**Subject:** Comments on the 2025-2045 Comprehensive Plan

I am a lifelong resident of the Sumas area and appreciate the opportunity to provide feedback on the Sumas Comprehensive Plan (SCP). I value the time and effort that city council members and employees have invested into this process and hope my comments will help strengthen the plan's ability to serve our community's long-term needs.

My comments are in regard to the currently undeveloped property located at 9525 Easterbrook Rd, property ID numbers 136384 and 136718. I am preparing this comment after comparing Map 7 Current Zoning and Map 8 Future Zoning on pages 136 and 137 of the 2025 SCP. It appears from the map that the zoning on this property is proposed to change from R-6 Residential High Density to RM Residential District Medium Density.

I believe that maintaining RH Residential District High Density zoning on this property is in both the city's and my own best interest.

Here's why:

- The size of this property at 7.3 acres is large enough to include a mix of single family homes and multi-family dwellings or even a mobile home park.
- The location of this property is close to Howard Bowen Memorial Park and the Rodeo grounds and can be easily connected to city sidewalks and walking trails.
- Keeping more area in the city limits zoned RH is consistent with the goals and policies stated in chapter 5.4 of the SCP. Policy 5.3.3 states "The city will allow for the development of multi-family housing to meet affordable housing needs, provided that the character of the community is maintained."
- Keeping more area in the city limits zoned RH is consistent with the goal of creating a special flood corridor through the middle of the city. This will keep more housing options open outside the main flood corridor.

- The city has nothing to lose by keeping this property zoned RH. The city will maintain greater flexibility on future development because multi-family dwellings and mobile home parks are conditional use activities on which the city has final authority on their approval.

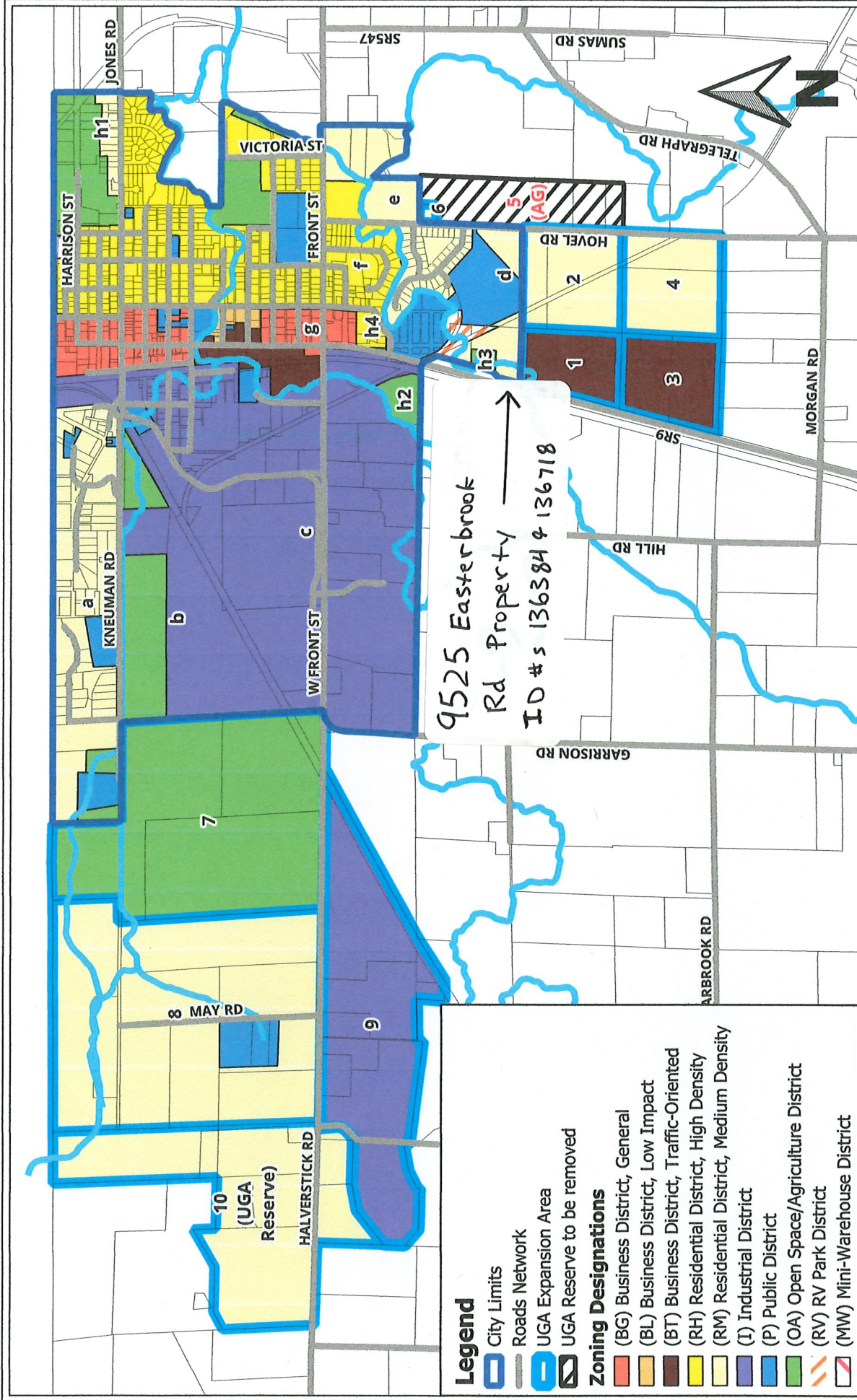
Thank you for considering my input. I look forward to seeing how the final plan reflects the community's priorities and supports our community's future.

Sincerely,

A handwritten signature in black ink, appearing to read 'D. Heeringa', with a stylized flourish at the end.

David Heeringa





**CITY OF SUMAS, WA**

**MAP 8**

**FUTURE ZONING**

**PROJECTION:**  
UTM Zone 10 North  
NAD 27  
1:30,000

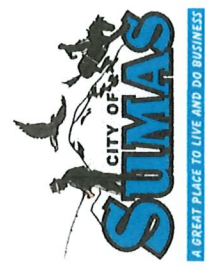
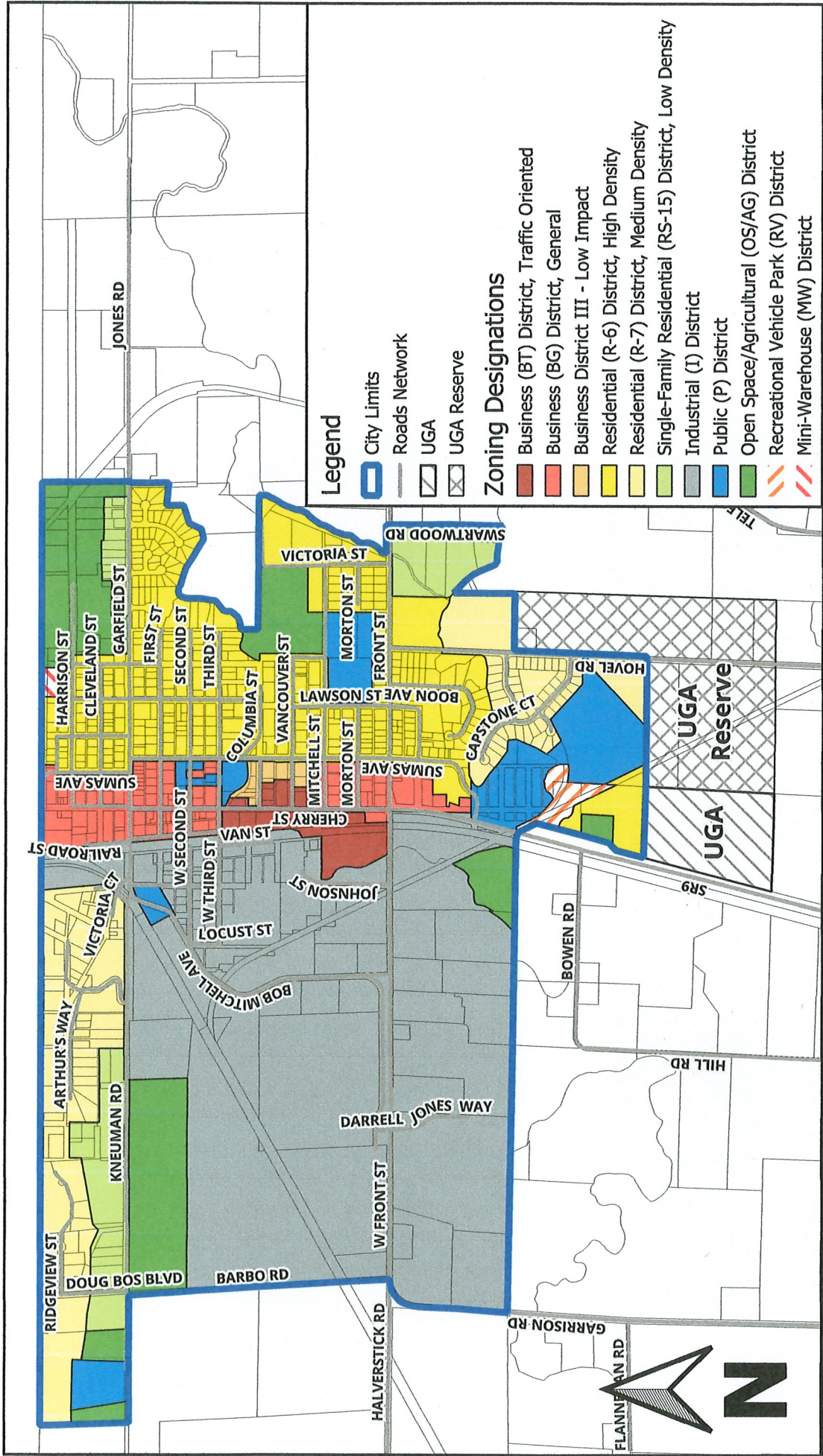
**DATA SOURCES:**  
Whatcom County Assessor's  
Office & Planning Department,  
and the City of Sumas

1 inch = 1,000 Feet

0 1,000 2,000 3,000 4,000 ft

Date: August 27, 2025





Date: August 11, 2025

DATA SOURCES:  
Whatcom County Assessor's  
Office & Planning Department  
and the City of Sumas

# City of Sumas, WA Map 7 Current Zoning

PROJECTION:  
UTM Zone 10 North  
NAD 27  
SCALE: 1:24,000

