

Dr. and Mrs. T. N. Adams
167 Harbor Square Loop NE
Bainbridge Island, WA 98110

TO: The Planning Commission of Bainbridge Island

RE: Proposed Hotel at 424 Winslow Way E, PRE51577

ARRIVAL OF HOTEL GUESTS WILL BE CONCENTRATED IN ONLY A COUPLE OF MINUTES FOR ONLY A COUPLE OF FERRIES EACH DAY AND WILL BLOCK THE BIKE LANE AND THE CAR LANE AT THE TIME OF MAXIMUM TRAFFIC ON WINSLOW WAY. THIS WILL CAUSE ACCIDENTS, INJURIES, FRUSTRATION, AND ANGER.

The 40-unit hotel proposed for 424 Winslow Way does not fulfill an obvious need for our island and poses what we feel are potentially tragic traffic problems. The developer starts with the assumption that there is a need for another hotel even though another larger hotel is proposed at the other end of Winslow Way. Nowhere in the documentation is there any supporting information that suggests people are going to want to bicycle from Issaquah, Portland, and Vancouver BC or any location other than Seattle in order to stay at a hotel on Bainbridge Island. It also does not address the fact that there is little or no parking on the Seattle side to make it convenient for people from Seattle to walk onto the ferry for their holiday on Bainbridge. Both of these obvious issues impact any estimate for how many hotel guests will arrive by car, bike, or walking. Biking is unlikely to be the major mode of transportation, particularly considering that it is very difficult to take much luggage on a bike.

Much worse than the above issue is the problems with traffic. Very simple analysis of how people will arrive at the hotel for check-in near 4:00 PM each day makes this proposed development almost a certainty to cause accidents, injuries, frustration, and anger. This is because most of the hotel guests will arrive in very narrow windows of time. This time is exactly when there is the maximum traffic near the ferry onto a frequently gridlocked Winslow Way. The arrivals will be concentrated at times approximately one or two minutes after the ferry unloads bicycles and cars. Guests that do arrive by bike will stop in the bike lane in front of the hotel driveway and then must cross the rush of cars from the ferry. These guests will not be our bike commuters that will be practiced at avoiding the traffic but rather people unfamiliar with ferry traffic and focused more on finding the hotel than on the traffic. These guests will confuse the flow of car traffic and stop all the bike commuters behind them in the bike lane making this at minimum a frustrating experience and at worst a perfect prescription for a car-on-bike accident.

The developer has also not examined the impact of on-street unloading when guests arrive. With 40 rooms it is not unreasonable to anticipate the arrival of 2, 5 or even 10 guest cars all within a couple of minutes. Temporary parking would be required on the street to accommodate all guests that arrive from any given ferry co-opting already scarce parking, otherwise the guests will block the other cars from continuing along Winslow Way. This is also nearly a perfect prescription for confusion, frustration, and poor choices by both bicycles and cars leading to accidents and death.

Thank you for considering our comments.

Terry and Ruth Adams