

Jane Rasely

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Sent: Tuesday, June 4, 2019 4:09 PM
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Subject: Winslow Hotel Project

Bainbridge Island City Council,

We have written our concerns about the Winslow Hotel to City Planning, furthermore attended yesterday's meeting of the Design Review Board regarding the project.

Since the project was announced in the summer of 2017 the original project has ballooned. The number of rooms has increased 145% and an outdoor amphitheater will regularly have conventions and weddings with upwards of approximately 175 people when full capacity is met.

From last night's meeting, it is also apparent that the developers have not adequately planned for sewer and water. The developer stated that the hotel will need 1.2 millions gallons of water per year. If they install a "living machine" to capture all hotel grey water and effluent, at best, the machine will only have a capacity to recondition 600,000 gallons per year. The inclusion of the living machine is still in question. If it is not installed all hotel effluent and grey water will go to COBI sewers and an already stressed freshwater system on the island will be compromised.

Furthermore the developers want to ask for a variance/dispensation as their experts have determined that all households average water use is 120 gallons a day, but the developer claims the hotel project to use only 75 gallons a day. Even at 80% occupancy and using 75 gallons per day the total required water for the facility would exceed 1.9 million gallons. Their numbers don't make sense.

We would add that the developers have used "experts" from across the nation to analyze traffic congestion and parking capacity. Based on these "FACTS" they have found there will be "NO IMPACT." This assumption appears flawed to us, No Impact???

The fact is that the people of Bainbridge Island and the core community being affected have been blindsided by this project. The community only became fully aware of the magnitude of the project in December 2018. By then it seems the project was just about approved by the design board.

The fact is that residents in the neighborhood who have worked hard, pay their property taxes are finding their homes devalued. The residents of Bainbridge who must travel to the downtown core to do business, visit restaurants and shop will face congestion and traffic.

The fact is that the size of this project is out of place for keeping the character of Winslow. There is overwhelming opposition to this project as demonstrated by last night's meeting attendance, the Council should listen to the concerns of residents, not "out of town fact experts" and remember the values of the community the Council has been elected to serve.

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