

# STOP 47° NORTH

**Save Cle Elum and the Upper County from the **wrong kind** of development ... it's not too late ... yet. (Deadline for comments: **FRIDAY, AUG. 27, 2021**)**

Growth is inevitable, but the 1,334-unit mobile home/RV park proposed by Sun Communities for Cle Elum would be a disaster for our community.

Last week, Sun Communities submitted an application for its proposed development within the Bullfrog UGA (Urban Growth Area). The proposed 47° North development is significantly different from the Master Plan negotiated in 2002 between the City of Cle Elum and what is now Sun-cadia. Although it is referred to as a "Major Modification" it is effectively a new proposal, subject to current rules and standards.

1. **No individual ownership.** All land to be owned and controlled by a for-profit entity (Sun Communities); a publicly traded real estate investment trust.
2. The number of lessors and visitors associated with the proposed 47° North development will **more than double the combined population of the City of Cle Elum, South Cle Elum and the City of Roslyn.**
3. The project, as contemplated, **will not pay for the infrastructure required to support it;** Traffic, Schools, Fire, Police & Hospitals. As a result, taxes will go up, or levels of service will go down.

Much of the local citizenry believes that the proposed development is a done deal. Nothing could be further from the truth. This proposed development can and should be stopped. Ultimately the Mayor of Cle Elum and the City Council will determine whether or not the community that we know and love will be over-run and eliminated or preserved in a manner as outlined in the Housing element of its Comprehensive Plan.

If you care about this place, you must get involved. Don't sit on your hands and hope that others will do the heavy lifting for you. The Mayor and the City Council need to hear from you directly. Send your letters and attend the future council meetings. You can speak at any City Council meeting about anything that you want, regardless of the agenda. Your interest will be welcomed.

The City has imposed a **deadline for written comments on the 47° North proposal of Friday, August 27.** Email your comments to: **[planning@cityofcleelum.com](mailto:planning@cityofcleelum.com)** Include 47 Degrees North in the subject line.

For additional in-depth analysis and facts related to the proposed development please go to:

**[www.Stop47DegreesNorth.com](http://www.Stop47DegreesNorth.com)**

Submitted by Larry Stauffer - Cle Elum