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March 29, 2019

Robert Maul
City of Camas
Community Development
616 NE 4th Ave.
Camas, WA 98607

City Council Members
City of Camas
616 NE 4th Ave.
Camas, WA 98607

Re: Camas Crossing (David Lugliani)

Dear Mr. Maul:

I represent Mike and Marye Fenimore, owners of the above-referenced property. I have been working with Fenimores regarding Camas Crossing that is being proposed directly across from the Fenimore property. I do not know what entity is proposing the development, but David Lugliani is a principal of that entity.

Mr. Fenimore is quite up to date on the type and location of the development being proposed by Lugliana on Bybee Road. Mr. Fenimore has spoken to Mr. Lugliani many times. And, Mr. Fenimore has spoken to planners within the City of Camas on multiple occasions.

It is our understanding that Mr. Lugliani has been meeting with the City of Camas for quite some time now, and has recently convinced the City of Camas to annex a portion of his property to fit the needs of Mr. Lugliani's development. It is also our understanding that as part of Mr. Lugliana's proposed development, he and the City of Camas have discussed a rezoning of a portion of his property and possibly a road modification to Bybee Road.

The purpose of this letter is to advise you that there is an issue with the proposed road modification that Mr. Lugliana is proposing on Bybee Road. Mr. Fenimore has reviewed the parameters of the proposed road modification and it encroaches into the boundary lines of the Fenimore property.

In March 2013, Fenimores had their boundaries surveyed and marked by Hagedorn Surveying. That survey shows the Fenimore's southeast boundary corner to be as much as 30 feet (south) inside the area that Mr. Lugliani is proposing be included in the road modification.

Before things proceed any further in this regard, Mr. Fenimore and I would like to schedule a meeting with your office to discuss this matter. You have Mr. Fenimore's and my consent to speak with Mr. Fenimore directly about scheduling this meeting. Mr. Fenimore can be reached at mrfenimore@comcast.net or 360/901-7222. We look forward to get this accomplished in the next couple weeks.

Thank you.

Sincerely,


CASSIE N. CRAWFORD

cc: Client