

From: [Randy Czikall](#)
To: [Robert Maul](#)
Subject: Grass Valley Apartments
Date: Tuesday, May 15, 2018 8:57:34 AM

Mr. Maul,

My name is Randy Czikall and I live in the Awbrey Glen neighborhood just South of the proposed Grass Valley Project. I am a member of the AG HOA Board of Directors, but this communication is from me as a homeowner, not as a HOA representative. I have two major concerns regarding this project:

- 1) The initial proposal showed a "regional" trail dumping off to SE 25th Street directly across from my home and master bedroom. I can only imagine the foot, bicycle, skate board and pet traffic that would occur at all hours of the day right near our master bedroom. This is totally not acceptable to me or others in our small quiet "no outlet" pocket neighborhood. The most recent proposal indicates that this trail would only be internal to the apartment development. I want assurance that this is the case!! If a regional trail is built, it should follow along the City of Vancouver property line directly to SE 192nd Ave, and not onto SE 25th Street.
- 2) It is irresponsible of the City of Camas to approve and the developer to propose 3 story apartments directly up to mostly rancher style homes that have massive windows, living rooms and bedrooms facing to the proposed apartments. At a minimum, the apartments directly north of the 10 homes in question would reasonably only be two levels, if not single levels.

Thank You For Your Time,

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