



# City of Edgewood

Phone (253) 952-3299 Fax: (253) 952-3537

2224 104th Avenue East, Edgewood, Washington 98372-1513

To: Meridian Avenue Property Owners

## What would you Change?

**You're invited!** We want to hear from property owners regarding development issues and concerns in Edgewood's Town Center and Meridian Avenue Corridor.

Jeffery Hogan  
Mayor

Dave Olson  
Deputy Mayor

Steve Cope  
Councilmember

Paul L. Crowley  
Councilmember

Mike Kelley, Jr.  
Councilmember

Scott Malkuch  
Councilmember

Donna J. O'Ravez  
Councilmember

Kim Wilde  
City Manager

Ed Knutson  
Police Chief

**What: Property Owner Open house**  
**When: September 17, 2009 – 6-8PM**  
**Where: Edgewood City Hall – Council Chambers**

On September 17, 2009, the City of Edgewood will host an open house as part of a City-initiated project designed to take a critical look at the vision for the Town Center and Meridian Corridor for market compatibility with current real estate market trends. The open house will include a facilitated "listening session" to hear from local property owners and developers about development issues important to them and provide feedback to City staff and consultants. The purpose of the open house is both to brief property owners on current City planning projects and programs, including the sewer project, planned street improvements, and development regulation updates, and also to listen to property owner issues and concerns. The feedback will be used throughout the project to support meaningful changes to the City's development regulations, design standards and guiding policy documents.

The property owner open house is one of three project components. The project will also include a market analysis reviewing the Town Center's Trade Area to help determine economic and real estate market conditions; and, the relative advantages or disadvantages of the City's current plans and development regulations insofar as they relate to achieving the City's Town Center vision and current real estate and development market trends. At the final workshop, scheduled for early October, developers/architects teams will be invited to present their ideas about potential development opportunities along the corridor. This process is intended to benefit both the City and property owners along the corridor by identifying market-compatible opportunities for development on selected sites that will help achieve the Town Center vision as well as inform the City and property owners of potential advantages or obstacles to development. The three components described above will be combined into a final report presented to the community at a joint meeting of the City Council and Planning Commission later this fall.

The City wants to hear your thoughts, concerns and receive input. I encourage you to attend and participate in the meeting. If you can't attend, please be assured that we will also accept written and email comments. Please confirm if you plan to attend the September 17 meeting. If you have questions or would like more information you may also contact me at (253) 952-3299 or by email [eric@cityofedgewood.org](mailto:eric@cityofedgewood.org). I look forward to working with you.

Sincerely,

Eric C. Phillips, AICP  
Community Development Director

- c. Mike Caldwell, Interim City Manger  
Council  
Edgewood Planning Commission