



Daniel Dougherty <danield@co.wasco.or.us>

Support Letter Withdrawal

1 message

Kathy Clark <kathyc@co.wasco.or.us>
To: Janet Carter <carterj@nwasco.k12.or.us>
Cc: Daniel Dougherty <danield@co.wasco.or.us>

Tue, Jul 6, 2021 at 11:33 AM

Good Morning, Janet-

It was a pleasure to meet with you over the phone this morning. I have reached out to our Planning Director to discover the correct path forward for your request. She advised that you contact the Planner of record, Daniel Dougherty (copied on this message), to formally request that the letter be withdrawn.

Please let me know if you have any questions.



Kathy Clark | *Executive Assistant*
ADMINISTRATIVE SERVICES

kathyc@co.wasco.or.us | www.co.wasco.or.us

541-506-2520 | Fax 541-506-2551

511 Washington Street, Suite 101 | The Dalles, OR 97058

Email is the best way to reach me! In an effort to prevent, slow, and stop the spread of COVID-19 to our citizens and staff, our office will be limiting business to phone, email and online service. Please keep in mind that response time may vary. Thank you for your patience during this time.



Daniel Dougherty <danield@co.wasco.or.us>

Great River Application No. 921-21-000024-PLNG

1 message

Karen Holt <kholt@mtneye.com>

Mon, Jun 28, 2021 at 12:43 PM

To: wcplanning@co.wasco.or.us

Cc: angieb@co.wasco.or.us, danield@co.wasco.or.us

Dear Wasco County Planning Commissioners

I am a local resident and am writing in support of Great River's Conditional Use Permit application for a Green Cemetery and Youth Camp.

I think this is a very innovative and inspiring project. Not only does it focus on protecting the natural beauty and diversity of a mature ecosystem in Wasco county, they are offering a unique alternative to burial and life celebration to the community. The property already has a long history of outdoor recreation which they will continue to support through their mission. As our landscape continues to be developed with large second homes, this project offers a refreshing use of land that locals and helps support community values.

I am in full support of Great River's plans and ask you to approve Great River's land use application.

Thank you,
Karen Holt

Karen Holt (She/Her)
509.999.0360
kholt@mtneye.com

June 28, 2021

To the Wasco County Planning Commissioners:

I was able to get some of my comments into the Commission before the June 24 deadline, but the more time I have had to look at the Great River proposal, the more concerned I have become. And in speaking with my neighbors, I have realized that *none* of us were properly informed about the youth camp (although some of us knew about the green cemetery project). I believe that notice must be given to “Other persons as may be clearly and necessarily affected by the result of the development request.” The fact that this proposal seemed to be deliberately slipped in under the radar is especially disturbing.

I remain in support of the cemetery (having had time to consider the implications of it).

In regard to the youth camp I continue to have significant concerns about water resources, fire danger, noise and light pollution, and the future of the area (this seems to be setting a very bad precedent). But in addition, I am now also disturbed that all the money we pay Wasco County in taxes does not even afford us the right to know what is going on in our neighborhood.

It seems only fair that the youth camp project either be denied or that the decision be postponed for 6 months while our neighbors are duly informed and we have time to study the proposal, to point out inconsistencies, and to have our concerns addressed and resolved.

Thank you.

Sincerely,

Christa Louise, Dry Creek Road



Daniel Dougherty <danield@co.wasco.or.us>

Great River Project Please forward to Commissioners

1 message

Christine Meade <cmeade25@gmail.com>
To: danield@co.wasco.or.us

Tue, Jun 29, 2021 at 9:01 AM

Dear Daniel,

I reside on Dry Creek in Mosier Oregon. It came to my attention in an informal way that a Kids Camp and Green cemetery application number 921-21-000024-PLNG is being evaluated.

I did not receive adequate notice of this potential development. It is concerning that a project of this magnitude is now on the table. We live in a high fire risk area and certainly there are water issues to be considered.

I would like to request the Commission to put on hold their decision regarding this controversial, resource impacting project, until all residents that are impacted have an opportunity to learn more and provide comment.

We must proceed with caution in our climate change times. We did not have enough information in a timely fashion to fully engage with the Planning department before their deadline.

Please seriously consider putting this application "on hold" until all the impacted Mosier residents are fully informed. Certainly proceeding with caution in these challenging environmental times is a sensible and appropriate action.

Thank you,
Christine Meade



Daniel Dougherty <danield@co.wasco.or.us>

Letter of support

1 message

Jennifer Greer <jennifergreer10@gmail.com>

Tue, Jun 29, 2021 at 4:51 PM

To: wcplanning@co.wasco.or.us

Cc: angieb@co.wasco.or.us, danield@co.wasco.or.us

Dear Wasco County Planning Commissioners,

I am a Mosier resident and am writing in support of Great River's application for a Green Cemetery and Youth Camp.

I am pleased that Great River's plan is centered on protecting the natural beauty and diversity of the land. I believe this project will fill a need in our community for local burial alternatives, and I am excited about the potential to use this natural setting for outdoor education.

I am in full support of Great River's plans and ask you to approve Great River's land use application.

Regards,

Jennifer Greer



Daniel Dougherty <danield@co.wasco.or.us>

letter

1 message

Jennifer Greer <jennifergreer10@gmail.com>

Tue, Jun 29, 2021 at 4:53 PM

To: wcplanning@co.wasco.or.us

Bcc: danield@co.wasco.or.us

My letter of support I just sent in the previous email was for: Application NO. 921-21-000024-PLNG. I am sorry I left that piece of info out.

Many thanks,
Jennifer Greer

I fully support the idea of the green cemetery.

And while I applaud the purpose and intent of the youth camp, I have two *primary* concerns:

- Water
 - Fire
1. WATER. Although fire is the greater imminent *danger*, water is the greater long-term concern, especially given that water is the primary weapon against fire. While the large tanks of water are comforting in terms of putting out fires, that water is most likely going to come from the aquifer. And since the aquifer is a communal resource, whatever comes out of the ground affects all in the community. If the project can take up to 5,000 gallons of water from the aquifer per day, that must surely affect availability of water in the wells of permanent residents.
 2. FIRE. I lived through the fire that began on Mosier Creek Road last summer, and I know how carelessly it was started and how quickly it got out of control. Allowing youth to stay overnight on the parched land in the summer months seems like an accident waiting to happen. The proposal states that there won't be much noise emanating from the camp, except from "songs sung around the campfire". If youth are allowed to camp overnight, can campfires sensibly be allowed?

I'm also concerned about kids who may escape the bunk houses and go off to have a smoke in the night, or worse yet, set off fireworks. We all know what that can lead to.

Sometime in the period of 2007-2010, when the RV park was still in operation, a squirrel got into a transformer and started a fire. Fortunately the fire was spotted early and did not get out of control, but once the transformers for the youth camp are operative again, this is an additional fire risk.

The proposal talks much about what is being done to defend the property from fire, but I'm more concerned about fire escaping in the rest of the community.

Other concerns:

3. NOISE: Sound travels incredibly loud and far out here, especially at night (I note the nighttime logging operation that has interrupted the sleep of many in the area).

"The owners state that including staff, students, chaperones and volunteers, the youth camp will not provide overnight accommodations for more than 350 youth camp participants." (Page 11 of 62). Is this at one time? I cannot believe that this many people will not be making noise that will travel across the valley.

The noise limitations in Mosier are from 9:00 p.m. to 6:00 a.m. Why is a different time being proposed for the youth camp?

4. **DISTURBANCE OF WILDLIFE:** The parcels on which the camp will be built are located in a sensitive wildlife habitat zone. When creatures are disturbed from their usual habitat by human activity, they move to other parts of the area. I'm concerned about the deer and cougar and other animals that will be looking for new places to live.
5. **FUTURE EXPANSION:** Something was said about the possibility of expansion in the future if the camp is successful. One cannot hope for success of the enterprise if this is a possibility.
6. **LIGHTS:** Even with dark sky compliance, a compound with that many buildings and "safe" paths will produce a significant light source that will contribute to light pollution.

Thank you for hearing my concerns.

Christa Louise



Daniel Dougherty <danield@co.wasco.or.us>

Support for Great River Application No. 921-21-000024-PLNG

1 message

Eleanor Lemann <eleanorlemann@gmail.com>

Thu, Jul 1, 2021 at 9:10 AM

To: wcplanning@co.wasco.or.us, angieb@co.wasco.or.us, danield@co.wasco.or.us

Dear Wasco County Planning Commissioners,

I am a resident of The Dalles. I am writing in support of Great River's application No. 921-21-000024-PLNG.

I look forward to the opportunity to utilize both of Great River's businesses in the coming years and decades. While alive, I look forward to spending time with friends and family in their outdoor education space. After I die, I hope my friends and family have the opportunity to bury me in a simple manner without chemicals, metal, or concrete so that I can decompose and return to the earth.

Thank you for your time,

Eleanor Lemann
300 E 10th St.
The Dalles, OR 97058

**WASCO COUNTY
PLANNING DEPARTMENT**

JUL 01 2021

RECEIVED

Kris Fade. Founder, Director of Operations

Analemma Wines

1120 State Road

Mosier, OR 97040

June 27, 2021

Wasco County Planning Commission
2705 E 2nd St
The Dalles, OR 97058

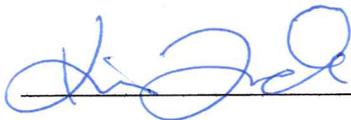
Regarding: Support for Great River Application No. 921-21-000024-PLNG

Dear Wasco County Planning Commissioners, I live in the Mosier area and am writing in support of Great River's application for a Green Cemetery and Youth Camp.

I am pleased that Great River's plan is centered on protecting the natural beauty and diversity of the land. I believe this project will fill a need in our community for local burial alternatives, and I am excited about the potential to use this natural setting for outdoor education.

I am in full support of Great River's plans and ask you to approve Great River's land use application

Sincerely,



**WASCO COUNTY
PLANNING DEPARTMENT**

JUL 01 2021

RECEIVED

Tom Catron
1955 Dry Creek Road
Mosier, OR 97040

June 27, 2021

Wasco County Planning Commission
2705 E 2nd St
The Dalles, OR 97058

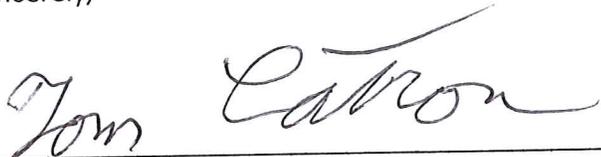
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I am in full support of Great River's plans and ask you to approve Great River's land use application

Sincerely,



**WASCO COUNTY
PLANNING DEPARTMENT**

JUL 01 2021

RECEIVED

Pete and Marika Lawson
2130 State Road
Mosier, OR 97040

June 27, 2021

Wasco County Planning Commission
2705 E 2nd St
The Dalles, OR 97058

Regarding: Support for Great River Application No. 921-21-000024-PLNG

Dear Wasco County Planning Commissioners, we live in the Mosier area and are writing in support of Great River's application for a Green Cemetery and Youth Camp.

We are pleased that Great River's plan is centered on protecting the natural beauty and diversity of the land. We believe this project will fill a need in our community for local burial alternatives, and we are excited about the potential to use this natural setting for outdoor education.

We are in full support of Great River's plans and we ask you to approve Great River's land use application

Sincerely,



Pete Lawson

**WASCO COUNTY
PLANNING DEPARTMENT**

JUL 01 2021

RECEIVED

Andrew Cushman
2970 Vensel Road
Mosier, OR 97040

June 27, 2021

Wasco County Planning Commission
2705 E 2nd St
The Dalles, OR 97058

Regarding: Support for Great River Application No. 921-21-000024-PLNG

Dear Wasco County Planning Commissioners, I live in the Mosier area and am writing in support of Great River's application for a Green Cemetery and Youth Camp.

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I am in full support of Great River's plans and ask you to approve Great River's land use application

Sincerely,



Andrew Cushman

**WASCO COUNTY
PLANNING DEPARTMENT**

JUL 01 2021

RECEIVED

Ken and Mariana Wunderlich
Post Office Box 798
Mosier, OR 97040

June 27, 2021

Wasco County Planning Commission
2705 E 2nd St
The Dalles, OR 97058

Regarding: Support for Great River Application No. 921-21-000024-PLNG

Dear Wasco County Planning Commissioners, we live in the Mosier area and are writing in support of Great River's application for a Green Cemetery and Youth Camp.

We have a direct view of the Great River site from our house on Dry Creek Road and we are pleased that Great River's plan is centered on protecting the natural beauty and diversity of the land. We believe this project will fill a need in our community for local burial alternatives, and we are excited about the potential to use this natural setting for outdoor education.

We are in full support of Great River's plans and we ask you to approve Great River's land use application

Sincerely,

 Mariana Wunderlich

**WASCO COUNTY
PLANNING DEPARTMENT**

JUL 01 2021

RECEIVED

Kathy Crow
1500 State Road
Mosier, OR 97040

June 27, 2021

Wasco County Planning Commission
2705 E 2nd St
The Dalles, OR 97058

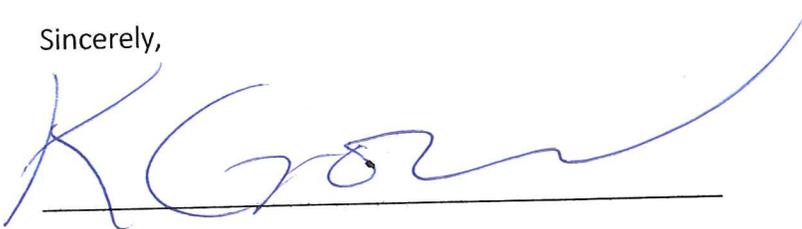
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I am in full support of Great River's plans and ask you to approve Great River's land use application

Sincerely,



**WASCO COUNTY
PLANNING DEPARTMENT**

JUL 01 2021

RECEIVED

Jill and Jason Sommerset
17 Mosier Creek Place
Mosier, OR 97040

June 27, 2021

Wasco County Planning Commission
2705 E 2nd St
The Dalles, OR 97058

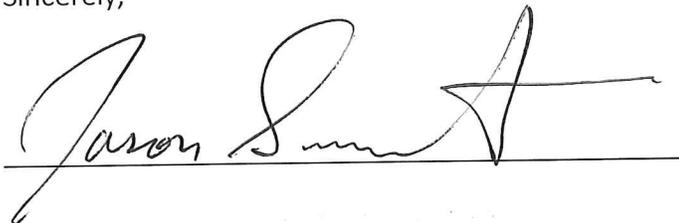
Regarding: Support for Great River Application No. 921-21-000024-PLNG

Dear Wasco County Planning Commissioners, we live in the Mosier area and are writing in support of Great River's application for a Green Cemetery and Youth Camp.

We are pleased that Great River's plan is centered on protecting the natural beauty and diversity of the land. We believe this project will fill a need in our community for local burial alternatives, and we are excited about the potential to use this natural setting for outdoor education.

We are in full support of Great River's plans and we ask you to approve Great River's land use application

Sincerely,



A handwritten signature in black ink, appearing to read "Jason Sommerset", is written over a horizontal line. The signature is stylized and cursive.

**WASCO COUNTY
PLANNING DEPARTMENT**

JUL 01 2021

RECEIVED

Doug Lee
Catron Road
Mosier, OR 97040

June 27, 2021

Wasco County Planning Commission
2705 E 2nd St
The Dalles, OR 97058

Regarding: Support for Great River Application No. 921-21-000024-PLNG

Dear Wasco County Planning Commissioners, I live in the Mosier area and am writing in support of Great River's application for a Green Cemetery and Youth Camp.

I am pleased that Great River's plan is centered on protecting the natural beauty and diversity of the land. I believe this project will fill a need in our community for local burial alternatives, and I am excited about the potential to use this natural setting for outdoor education.

I am in full support of Great River's plans and ask you to approve Great River's land use application

Sincerely,



**WASCO COUNTY
PLANNING DEPARTMENT**

JUL 01 2021

RECEIVED

Wade and Sue E. Root
697 Dry Creek Road
Mosier, OR 97040

June 27, 2021

Wasco County Planning Commission
2705 E 2nd St
The Dalles, OR 97058

Regarding: Support for Great River Application No. 921-21-000024-PLNG

Dear Wasco County Planning Commissioners, we live in the Mosier area and are writing in support of Great River's application for a Green Cemetery and Youth Camp.

We are pleased that Great River's plan is centered on protecting the natural beauty and diversity of the land. We believe this project will fill a need in our community for local burial alternatives, and we are excited about the potential to use this natural setting for outdoor education.

We are in full support of Great River's plans and we ask you to approve Great River's land use application

Sincerely,




**WASCO COUNTY
PLANNING DEPARTMENT**

JUL 01 2021

RECEIVED

Timothy Bugge & Judy Henderson
1965 Dry Creek Road
Mosier, OR 97040

June 27, 2021

Wasco County Planning Commission
2705 E 2nd St
The Dalles, OR 97058

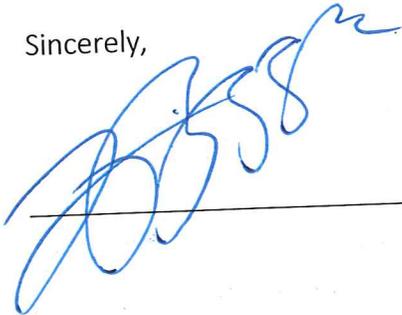
Regarding: Support for Great River Application No. 921-21-000024-PLNG

Dear Wasco County Planning Commissioners, we live in the Mosier area and are writing in support of Great River's application for a Green Cemetery and Youth Camp.

We are pleased that Great River's plan is centered on protecting the natural beauty and diversity of the land. We believe this project will fill a need in our community for local burial alternatives, and we are excited about the potential to use this natural setting for outdoor education.

We are in full support of Great River's plans and we ask you to approve Great River's land use application

Sincerely,



**WASCO COUNTY
PLANNING DEPARTMENT**

JUL 01 2021

RECEIVED

Gary Catron
Post Office Box 104
Mosier, OR 97040

June 27, 2021

Wasco County Planning Commission
2705 E 2nd St
The Dalles, OR 97058

Regarding: Support for Great River Application No. 921-21-000024-PLNG

Dear Wasco County Planning Commissioners, I live in the Mosier area and am writing in support of Great River's application for a Green Cemetery and Youth Camp.

I am pleased that Great River's plan is centered on protecting the natural beauty and diversity of the land. I believe this project will fill a need in our community for local burial alternatives, and I am excited about the potential to use this natural setting for outdoor education.

I am in full support of Great River's plans and ask you to approve Great River's land use application

Sincerely,



**WASCO COUNTY
PLANNING DEPARTMENT**

JUL 01 2021

RECEIVED

Chaleen Trapolis
Further Valley Road
Mosier, OR 97040

June 27, 2021

Wasco County Planning Commission
2705 E 2nd St
The Dalles, OR 97058

Regarding: Support for Great River Application No. 921-21-000024-PLNG

Dear Wasco County Planning Commissioners, I live in the Mosier area and am writing in support of Great River's application for a Green Cemetery and Youth Camp.

I am pleased that Great River's plan is centered on protecting the natural beauty and diversity of the land. I believe this project will fill a need in our community for local burial alternatives, and I am excited about the potential to use this natural setting for outdoor education.

I am in full support of Great River's plans and ask you to approve Great River's land use application

Sincerely,

Chaleen DeStephan

RECEIVED
JUL 01 2021
WASCO COUNTY
PLANNING DEPARTMENT

Carolyn McClain
1680 Dry Creek Road
Mosier, OR 97040

June 27, 2021

Wasco County Planning Commission
2705 E 2nd St
The Dalles, OR 97058

Regarding: Support for Great River Application No. 921-21-000024-PLNG

Dear Wasco County Planning Commissioners, we live in the Mosier area and are writing in support of Great River's application for a Green Cemetery and Youth Camp.

We are pleased that Great River's plan is centered on protecting the natural beauty and diversity of the land. We believe this project will fill a need in our community for local burial alternatives, and we are excited about the potential to use this natural setting for outdoor education.

We are in full support of Great River's plans and we ask you to approve Great River's land use application

Sincerely,



Kate Gray
Further Valley Road
Mosier, OR 97040

**WASCO COUNTY
PLANNING DEPARTMENT**

JUL 01 2021

RECEIVED

June 27, 2021

Wasco County Planning Commission
2705 E 2nd St
The Dalles, OR 97058

Regarding: Support for Great River Application No. 921-21-000024-PLNG

Dear Wasco County Planning Commissioners, I live in the Mosier area and am writing in support of Great River's application for a Green Cemetery and Youth Camp.

I am pleased that Great River's plan is centered on protecting the natural beauty and diversity of the land. I believe this project will fill a need in our community for local burial alternatives, and I am excited about the potential to use this natural setting for outdoor education.

I am in full support of Great River's plans and ask you to approve Great River's land use application

Sincerely,





Daniel Dougherty <danield@co.wasco.or.us>

Support for Great River Application No. 921-21-000024-PLNG

1 message

John and Kathi Sleavin <jksleavin@juno.com>

Thu, Jul 1, 2021 at 8:34 PM

To: wcplanning@co.wasco.or.us

Cc: angieb@co.wasco.or.us, danield@co.wasco.or.us

Dear Wasco County Planning Commissioners,

We have had a place in Mosier since 1985. Currently we have a view to the Great River property. We are writing in support of Great River's application for a Green Cemetery and Youth Camp.

We recall when the property was an RV camp and full of activity. After the RV park closed, the property stood still in time, abandoned and uncared for. Over the ensuing years we often wondered what would become of the property. It is a unique and beautiful area. Our hope was that a new owner would not develop the property into housing tracts. We felt a better use was one that preserved and nurtured the land, with minimal impact beyond existing (pre-fire) structures. We also hoped the stunning views, peaceful woods, and diversity of plants, birds and wildlife, could be shared and enjoyed by the Mosier community and general public. One best use we hoped for was an outdoor themed youth camp. We are thrilled to learn this a vision of Great River in addition to green burials.

Many in Mosier and Wasco County have a deep bond with the land, and would welcome a burial alternative that allows their remains to become one with the earth. The proposed location is a tranquil and natural outdoor setting which allows for grief and remembrance, as well as healing.

We are thrilled that Great River will be the site of youth programs, specifically for Mosier Community School and the Outdoor School program. We both have fond memories of Outdoor School type programs when we were young, and later both of us because camp counselors at similar type experiences. Enough cannot be said about the benefits to well being, both physical and mental, that time spent in the outdoors confers on people.

We fully support Great River's land use application and hope you will approve it.

Sincerely,

Kathi & John Sleavin

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Biden to Surfside Families: 'The Waiting Is Unbearable'

<http://thirdpartyoffers.juno.com/TGL3141/60de8940d369d93e4708st01vuc1>

Trump's Longtime Money Guy Is in the Crosshairs

<http://thirdpartyoffers.juno.com/TGL3141/60de894127ce93e4708st01vuc2>

Pelosi Uses One of Her Jan. 6 Picks on a Republican

<http://thirdpartyoffers.juno.com/TGL3141/60de894125b6093e4708st01vuc3>



Daniel Dougherty <danield@co.wasco.or.us>

Support for Great River Application No. 921-21-000024-PLNG

2 messages

Ann and Steve <suertesteve@yahoo.com>

Sun, Jul 4, 2021 at 10:49 AM

To: wcplanning@co.wasco.or.us

Cc: angieb@co.wasco.or.us, danield@co.wasco.or.us

Dear Wasco County Planning Commissioners,

Our Property on Dry Creek Road is directly across the canyon from the Great River. We are writing in support of their application for a Green Cemetery and Youth Camp.

We appreciate that Green River's plan is centered on protecting the natural beauty and diversity of the land as well as outdoor education and burial alternative.

We support the project and hope you will approve Great River's land use application. Thank you for your consideration.

Sincerely,

Steve & Ann Barrett

Sent from my iPhone

Wasco County Planning <wcplanning@co.wasco.or.us>

Tue, Jul 6, 2021 at 8:03 AM

To: Daniel Dougherty <danield@co.wasco.or.us>

[Quoted text hidden]

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**Wasco County |
PLANNING DEPARTMENT**

wcplanning@co.wasco.or.us | www.co.wasco.or.us

541-506-2560 | Fax 541-506-2561

2705 East Second Street | The Dalles, OR 97058



Daniel Dougherty <danield@co.wasco.or.us>

Support for Great River Application No. 921-21-000024-PLNG

2 messages

Lisa Kosglow <lkosglow@gmail.com>

Sun, Jul 4, 2021 at 7:41 AM

To: wcplanning@co.wasco.or.usCc: angieb@co.wasco.or.us, danield@co.wasco.or.us

Dear Wasco County Planning Commissioners, I currently work in the Mosier area and am writing in support of Great River's application for a Green Cemetery and Youth Camp.

I am pleased that Great River's plan is centered on protecting the natural beauty and diversity of the land. I believe this project will fill a need in our community for local burial alternatives, and I am excited about the potential to use this natural setting for outdoor education. This is a unique opportunity to set this land aside for these uses and I sincerely hope the board approves the application.

I am in full support of Great River's plans and ask you to approve Great River's land use application.

Sincerely,

Lisa Kosglow

541.400.9061

lkosglow@gmail.com

Wasco County Planning <wcplanning@co.wasco.or.us>

Tue, Jul 6, 2021 at 8:03 AM

To: Daniel Dougherty <danield@co.wasco.or.us>

[Quoted text hidden]

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**Wasco County |
PLANNING DEPARTMENT**

wcplanning@co.wasco.or.us | www.co.wasco.or.us

541-506-2560 | Fax 541-506-2561

2705 East Second Street | The Dalles, OR 97058



Daniel Dougherty <danield@co.wasco.or.us>

Support for Great River Application No. 921-21-000024-PLNG

2 messages

Mike Gundlach <mike.gundlach@greatriveroregon.com>

Sat, Jul 3, 2021 at 12:26 PM

To: wcplanning@co.wasco.or.usCc: angieb@co.wasco.or.us, danield@co.wasco.or.us

Dear Wasco County Planning Commissioners,

I am an employee of Great River and am writing in support of Great River's application for a Green Cemetery and Youth Camp.

I have worked with camps and kids for many years with other organizations. One thing that I have always heard outdoor environmental educators mention is the need for a space like Great River to provide outdoor education opportunities that help connect youth to the natural environment. There are many positive outcomes kids experience from attending camps.

I am also excited to have a green burial option right here in the gorge that will help fill a need in our community for local burial alternatives.

I started working with Great River because I believe in their mission and plans to protect the natural beauty and diversity of the land while providing opportunities for the local community.

I am in full support of Great River's plans and ask you to approve Great River's land use application.

Regards,

Mike Gundlach (he/him/his)
Site Steward & Program Coordinator
[Great River](#)
(503) 926-4407

Wasco County Planning <wcplanning@co.wasco.or.us>

Tue, Jul 6, 2021 at 8:03 AM

To: Daniel Dougherty <danield@co.wasco.or.us>

[Quoted text hidden]

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**Wasco County |
PLANNING DEPARTMENT**wcplanning@co.wasco.or.us | www.co.wasco.or.us

541-506-2560 | Fax 541-506-2561

2705 East Second Street | The Dalles, OR 97058



Daniel Dougherty <danield@co.wasco.or.us>

Support for Great River Application No. 921-21-000024-PLNG

2 messages

John and Kathi Sleavin <jksleavin@juno.com>

Thu, Jul 1, 2021 at 8:34 PM

To: wcplanning@co.wasco.or.us

Cc: angieb@co.wasco.or.us, danield@co.wasco.or.us

Dear Wasco County Planning Commissioners,

We have had a place in Mosier since 1985. Currently we have a view to the Great River property. We are writing in support of Great River's application for a Green Cemetery and Youth Camp.

We recall when the property was an RV camp and full of activity. After the RV park closed, the property stood still in time, abandoned and uncared for. Over the ensuing years we often wondered what would become of the property. It is a unique and beautiful area. Our hope was that a new owner would not develop the property into housing tracts. We felt a better use was one that preserved and nurtured the land, with minimal impact beyond existing (pre-fire) structures. We also hoped the stunning views, peaceful woods, and diversity of plants, birds and wildlife, could be shared and enjoyed by the Mosier community and general public. One best use we hoped for was an outdoor themed youth camp. We are thrilled to learn this a vision of Great River in addition to green burials.

Many in Mosier and Wasco County have a deep bond with the land, and would welcome a burial alternative that allows their remains to become one with the earth. The proposed location is a tranquil and natural outdoor setting which allows for grief and remembrance, as well as healing.

We are thrilled that Great River will be the site of youth programs, specifically for Mosier Community School and the Outdoor School program. We both have fond memories of Outdoor School type programs when we were young, and later both of us because camp counselors at similar type experiences. Enough cannot be said about the benefits to well being, both physical and mental, that time spent in the outdoors confers on people.

We fully support Great River's land use application and hope you will approve it.

Sincerely,

Kathi & John Sleavin

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Biden to Surfside Families: 'The Waiting Is Unbearable'

<http://thirdpartyoffers.juno.com/TGL3141/60de8940d369d93e4708st01vuc1>

Trump's Longtime Money Guy Is in the Crosshairs

<http://thirdpartyoffers.juno.com/TGL3141/60de894127ce93e4708st01vuc2>

Pelosi Uses One of Her Jan. 6 Picks on a Republican

<http://thirdpartyoffers.juno.com/TGL3141/60de894125b6093e4708st01vuc3>

Wasco County Planning <wcplanning@co.wasco.or.us>

Tue, Jul 6, 2021 at 8:04 AM

To: Daniel Dougherty <danield@co.wasco.or.us>

[Quoted text hidden]

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Wasco County Mail - Support for Great River Application No. 921-21-000024-PLNG



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[2705 East Second Street | The Dalles, OR 97058](#)



Daniel Dougherty <danield@co.wasco.or.us>

Subject: Support for Great River Application No. 921-21-000024-PLNG

Emma Peiris <emmadpeiris@gmail.com>

Thu, Jul 1, 2021 at 12:15 PM

To: wcplanning@co.wasco.or.us

Cc: angieb@co.wasco.or.us, danield@co.wasco.or.us

Dear Wasco County Planning Commissioners,

I am local physician who is involved of end of life planning for many patients and an area resident and am writing in support of Great River's application for a Green Cemetery and Youth Camp.

I am pleased that Great River's plan is centered on protecting the natural beauty and diversity of the land. I believe this project will fill a need in our community for local burial alternatives, and I am excited about the potential to use this natural setting for outdoor education.

I am in full support of Great River's plans and ask you to approve Great River's land use application.

Regards,

Emma Peiris, MD



Daniel Dougherty <danield@co.wasco.or.us>

File # 921-21-000024-PLNG

1 message

Michael Hauty <michael.hauty@gmail.com>
To: danield@co.wasco.or.us

Sun, Jul 4, 2021 at 11:33 AM

As a full-time resident of the Mosier Valley for over 20 years, I am submitting my comments on the Great River LLC CUP application for the upcoming Planning Commission hearing on 6 July 2021.

We were only recently informed of the scope of the application & the pending hearing despite the fact that a large portion of the project is in full view from our home & that the applicants are neighbors.

I am quite familiar with the site. I visited the ill-advised RV campground on the property in the last century. I was aware the piece was on the market until recently. We were evacuated from our residence last summer with the Mosier Creek fire & see its effects on the landscape daily. I had been informed of its recent purchase by the current owners/applicants & am aware that many dilapidated buildings were destroyed on the proposed site of the Youth Camp.

Most in our community are aware of the cemetery proposed by the current landowners and are in support, as it seems very appropriate for the site. The property line adjustment seems straightforward & commonplace in the County.

However the proposed Youth camp caught many by surprise. I have reviewed the entire CUP application & driven past the site several times in the last ten days. It is my strong feeling that the scope of the proposed Camp far exceeds what is sustainable & safe in the immediate area. It is unclear why there is a need for so much infrastructure for an "outdoor" camp. The amount of excavation, water use, roadwork & building construction strays far from the Camp's stated purpose. Why dorms, recreational facilities, etc are deemed necessary for youth to experience the outdoors in this fragile environment bewilders me. Numerous other venues are already in existence and seemingly better suited. Why not simply a parking lot, meeting hall/classroom & miles of hiking trails easily constructed with a walk-behind excavator?

Other concerns with the proposal are echoed repeatedly by neighbors. These are detailed in several other comments submitted. A representative sample from one of the letters follows:

- 1) *Increased fire exposure including open fires and smoking by participants/visitors*
- 2) *Use of scarce water resources including adequacy of well water supply on site; when was the well thus identified tested for year around flow/pressure rate?*
- 3) *Outdoor lighting: what is the proposed height, lumen levels, and night shielding of every single outdoor fixture on buildings or free standing throughout the proposed facilities*
- 4) *Possible expansion of youth camp in the future or for other larger gatherings involving adults not related to youth attending activities at the proposed facility*
- 5) *Numbers of people expected and adult use for what purposes?*
- 6) *Expected and mitigated noise levels, day and night 7 days a week 365 days/year*
- 7) *Building numbers, sizes, color, window areas that allow night lighting leakage/visibility across the Dry Creek drainage to my and my neighbors homes*
- 8) *Vehicular traffic increases through Mosier and on State Road from The Dalles*
- 9) *All the land is in an important wildlife zone:*
"EPD-8 Sensitive Wildlife Habitat Overlay Zone - Big Game Winter Range (High Elevation). The proponents state "they are working with the Oregon Dept of Fish and Wildlife (ODFW) to ensure minimal impacts to the natural environment and animal habitats." Thus far, there is no written communications presented from the ODFW regarding this point.

In summary, I ask the Commission to deny the current proposed Youth Camp and request a significantly scaled-down revision of the applicants' plan. Another option would be to delay a final decision on the proposal until the potential risks & benefits can be more fully evaluated.

Sincerely,
Michael Hauty
[1800 Paradise Ridge Rd](#)
[Mosier, OR](#)



Daniel Dougherty <danield@co.wasco.or.us>

Great River LLC application

1 message

Jillian Barker <bjillian187@gmail.com>
To: danield@co.wasco.or.us

Tue, Jul 6, 2021 at 10:27 AM

Dear Wasco County Commissioners,

My name is Charles Barker of [3375 Vensel Rd., Mosier, Oregon 97040](#), where I reside with my wife Jillian and our animals. We own over 300 acres of forest land that runs from Vensel Rd. to Mosier Creek and up the hill west of Mosier Creek Rd.

I arrived in Mosier on Juneteenth 1974. I had been hired by Cascade Pacific Properties to be gate security, campground patrol, etc. for the Cascade Forest Campers Retreat. My ex-wife, daughter and I lived in a 20 foot travel trailer until July or August 1975 when the house was completed. It was the same house that burned down in the fire last summer.

For the June 1974 - August 1975 period I hauled water for the campground from an artisan well on Mosier Creek and when the flow slowed, then from the creek itself in a 3,000 gallon tanker truck. The water was for domestic use as well as for fire suppression, but not for drinking, and when I could, I sprayed the roads to hold down the rivers of silt dust caused by construction of roads, waterlines, powerlines, and powerline burial etc. on the property.

When the well was finished in July 1975, the State Watermaster required a full-on pumping of the well for a 24 hour period nonstop. It discharged a 6 inch stream of water for 24 hours into Dry Creek Canyon and gouged a large ditch all the way down the hill. The well system was never the same after that pumping.

Fire was always the major concern. For me, above all else, my concern was for people's safety. I took it seriously and I had to convey it to all campers, all the time, day and night. I had to walk through the camp hourly if needed. People push rules even when posted in plain sight. From swimming pool rules to campfire rules, someone always feels exempt, like throwing fireworks over a waterfall in the Gorge in September.

Every time I go to Portland, it hurts something in me. Was that ever resolved?

Sympathy and heartfelt emotions will not change things in hindsight. We don't know for sure what started last summer's fire. Fingers were pointing and lips flapping before the fire was even stopped.

There was nothing in the newspapers, etc. I can't forget about it.

People are all atwitter about this hearing's last minute response time. It's akin to a fire drill. It's a disrespect for fellow neighbors and it shows a lack of sympathy for people's biggest investment of their lives: their homes. The stakeholders in our watershed are fruit and timber based and the homeowners.

The three-time failed campground: Cascade Forest Campers Retreat was first, then the American Adventure, and Horizons (?) was the last attempt. After that a group of millionaire investors tried to change county and state zoning rules with wild ideas that failed. Now this is an attempt to resuscitate "it."

This three time failed campground is located in the centermost, driest part of the Mosier Valley. It sticks out like a dry knob from anywhere in the valley, even from the applicant's home.

I'm sorry if the applicant doesn't smell the coffee or the roses, "maybe it was the money" like with Further Valley Rd. No way out for a fire!!! People park all over the county road in the winter, causing problems for traffic during snow storms because people can't get out of Further Valley Rd. in a snow storm, fire storm, or any catastrophic event. Bad planning that he talked his way around and misled the neighbors regarding the powerline easement, as well as road ingress and egress to the future homeowners on Further Valley Rd. END RUN! Is this what we have come to – people afraid to say no to bad ideas? It does not and will not reflect well on the planning department, the staff, or the planners and other Planning Commissioners.

How is the taxpayer being treated? How many hours of staff time has he used that we the taxpayers are paying for, all for his gain? It's called fast track. He knows this process very well and so do the people that pay the staff wages, "the taxpayers." This is a self-serving and outright abuse of the process.

While we were locked down with COVID 19 (or did we forget), the applicant was busy calling and texting department heads, board members and principals of schools, county officials, state and county watermasters, fire marshals - rural and local, up and down the halls of government, shaking hands, etc.

We get the "all is well, everything seems in order, it's not a problem with this, that or the other" rub from entities, Mayor of Mosier, etc.

Did he ever go to any of the landowners and stakeholders? I doubt it. If your property touches his, you may have been notified.

7/6/2021

Wasco County Mail - Great River LLC application

Respectfully,
Charles Barker



Daniel Dougherty <danield@co.wasco.or.us>

Great River LLC application

1 message

Jillian Barker <bjillian187@gmail.com>
To: danield@co.wasco.or.us

Tue, Jul 6, 2021 at 10:54 AM

Dear Wasco County Planning Commissioners:

I'm commenting on File No. 921-21-000024-PLNG, the conditional use application by Great River LLC. This property is situated in Wasco County's forest zone (F2) in an extreme fire risk and high wind area. This fire risk is increased by ANY human activity there, let alone a youth camp with 1,000 youth attending during peak fire season.

Additionally, it is in the EPD-8, a sensitive wildlife overlay zone and a high elevation big game winter range with many different wildlife species present. The camp will potentially disturb these sensitive wildlife species.

This property has a well with an alleged capacity of 5 GPM according to the findings of the reviewing planner (p.13 of application). In the public comment section (p. 175 of the Commissioners' packet) it states that the owner is "certain" that this well produces 30 GPM. How does the owner know this? Has the well been tested recently? Where is the current well log?

Sheriff Lane Magill warns (PC 1- 175) that "there is very limited water at the site" and that the well doesn't "put out any water to speak of." Later when the planner states the applicant's contention of 30 GPM , Magill's response is "Interesting on the well GPM. Last I knew it was about 2.5 max!!"

The original well log of July 1975 states the well produced 60 GPM and was 990 feet deep. This is a significant decline in the well's output.

The Watermaster, Robert Wood, states that he suspects that the yield is much less now. He states that if the owner "pumps the well into a tank or cistern of sufficient size there should be enough water for a youth camp." (PC 1-171) This is extremely speculative at best. Why not test the well to find out? Why is this not a mandatory requirement before consideration of a conditional use permit application?

The application also states that there is a spring on the property, but never reveals where this spring is or its output.

At 5 GPM the well could produce 7200 gallons per day. There is also a 30,000 gallon steel water tank at the high point of the property. Is this enough water to service a camp with a kitchen, lavatory sinks, toilets, laundry, etc. for at least 1,000 campers per season as well as being available to provide for fire suppression and refilling the 30,000 gallon tank?

I also wonder if the well will continue to produce 5 GPM over the long term. Our aquifers in the Mosier area are quite limited and have been significantly declining, especially in recent years.

Even with an allowable use of 5,000 gallons per day, won't this use affect the entire aquifer and cause water levels to drop even further? This would affect every resident and their well in the area.

These are critical considerations that have not yet been addressed properly or at all. I am also wondering where the response/comments are from the Oregon Department of Fish & Wildlife (ODFW)?

The proponent/owner's proposal is to reuse existing buildings or rebuild original buildings that were completely destroyed by the Mosier fire of 2020. He also proposes to "reuse" the infrastructure previously established for the American Adventure RV Park. This infrastructure is 46 years old, has been out of use for at least 10 or more years, and has been degraded and eroded due to time, fires, varmints, and thieves.

There should be complete, mandatory inspections of the entire electrical system, much of which was

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Wasco County Mail - Great River LLC application

stolen (i.e. copper, etc.) or vandalized over the past several years. The septic system, water system delivery, etc. should be completely inspected and certified also.

I also feel that allowing youth to stay overnight in a very parched habitat in peak fire season, in an unprecedented drought with record breaking heat waves is dangerous and terribly irresponsible. How would these youth be supervised during the night? What is to stop them from "escaping" from their bunkhouse at night and smoking or causing various types of mischief on the premises? These are very important considerations in permitting a youth camp.

Additionally, who at the county level is responsible for monitoring, inspecting and enforcing these regulations on a continual basis? These issues must be addressed and satisfactorily resolved before any permit is approved for this youth camp proposal.

I have no objection to the proposal for a green cemetery.

Thank you for your attention.

Jill Barker
[3375 Vensel Rd.](#)
[Mosier, Oregon 97040](#)



Daniel Dougherty <danield@co.wasco.or.us>

Support for Great River application

1 message

Sean Billig <sean.billig@gmail.com>
To: danield@co.wasco.or.us

Tue, Jul 6, 2021 at 10:57 AM

Hello Daniel,

My name is Sean Billig; I live on Mosier Creek Rd just less than a mile from the proposed Great River cemetery and youth camp (as the crow flies).

I wholeheartedly support the Great River project. Their youth camp plan calls for camp activities 65 days per year, with 12 total overnight stays of up to 60 children in the spring and fall, and the majority of visits being daytime-only with much smaller groups. I believe the impact of this use on water resources, fire risk, and local infrastructure will be negligible.

Their application states that "land conservation, stewardship and preserving the natural beauty of the landscape are core to Great River's overall mission." I believe that they will be respectful of nearby properties and wildlife. I can't imagine a better use for a former RV park property.

Best regards,
Sean

June 30, 2021

Dear Planning Commission members,

In my comments of June 23rd regarding the application by Great River, I incorrectly stated that at 5 gpm the well would produce 1,440 gallons per day. The correct amount is 7,200 gallons.

Additional comments:

The well log submitted with the application shows that when drilled in 1975, the well had a yield of 60 gpm. Since then, the well capacity has dropped by more than 90% with a current capacity of 5 gpm (Youth Camp Application p. 13 of 62)

The previous operation on this site closed due to a lack of water. Assuming that the well hasn't been used in recent years and has not recharged, will the yield drop further when put back into use?

Will there be enough available water to support this request?

Thank you for this opportunity to comment.

Sincerely,

Sheila Dooley
3300 Vensel Rd.
Mosier, Oregon 97040