

Julie Thompson

From: beauty@rockisland.com
Sent: Wednesday, July 5, 2017 10:10 PM
To: Julie Thompson
Subject: Permit # PCUP00-17-0018

Attention: Julie Thompson and Hearing Examiner

On June 20th I e-mailed the concerns included below regarding Permit #PCUP00-17-0018. Since then I have twice had the opportunity to meet with Donny Galt who has applied for this permit. I commend Mr. Galt for his proactive approach to recognizing and addressing community concerns.

Following the initial meeting with Mr. Galt, I reviewed my list of concerns. He has impressively addressed those items over which he has control. Those that remain seem to be in the domain of San Juan County. Specifically those numbered items are -

1. The permit notification process from the County seem to be woefully inadequate and to the disadvantage of both the applicant and the public.
4. I commend Inter Island Propane's approach to safety on this proposed site. In am impressed with their multi-tiered efforts and find myself continuing to be considerably more concerned withe the vulnerability of the gasoline tank sitting openly in front of the County road shop.
5. Is there a fire hydrant within appropriate range and available water for a potential incident with the proposed propane tank (and the gasoline tank)?
6. Although Inter Island Propane includes evacuation considerations when placing their tanks, I believe the primary burden remains with the County and local fire department to develop and educate the public regarding evacuation measures. It has yet to be answered how an evacuation might be managed given the location of homes in relationship to the tank site.

I believe Inter Island Propane has acted in good faith to meet if not exceed County requirements for allowing this permit. Initially I was strongly opposed to this permit. Do I really want the tank in my neighborhood, particularly given our history on this street? No.

However, I opt not to focus on the potential of catastrophic events.

Given the zoning of this lot, and based on personal previous experience, we could do considerably worse on the nature of a commercial project. I think it would be a community benefit to have a truly locally owned and controlled competitor for propane. It is my expectation that the remaining issues which are within County jurisdiction will be appropriately addressed.

Sincerely,

Elinor d'Aquitaine

I am requesting a serious review of the above referenced conditional use permit for a 30,000 gallon propane tank at 27 Aeroview Street, Eastsound.

I live at 275 Seaview Street and experienced evacuations both for a propane leak and gasoline leak across the street in 2013. I now am at risk for a similar experience with a gasoline tank at the county road shop on Mt Baker, multiple propane tanks and trucks further up Mt Baker Road, a propane vehicle parked across the street (next to sewage!) and now a potential additional 30,000 gallon propane tank, all clustered within a half mile of one another.

My concerns regarding this conditional use permit include::

1. Why have residents potentially affected by this permit not been notified beyond a posting of a small, non-informative sign on a street?

This hardly suffices for notification to me. Fortunately, we are a highly connected neighborhood group who share information with one another. 2.

Are business interests to be protected at the risk of the safety and well being of an entire neighborhood?

3. Is there any regard for decreased property values, increased insurance costs, as well as health and safety for residents?

4. Have fire department officials been interviewed in this permit process?

Prior incidents indicate that the danger factor is REAL, not just theoretical. Placing a 30,000 gallon tank in close proximity to aviation fuel from airplane hangers nearby increases the risk.

5. Has the lack of a nearby fire hydrant been factored in?

6. Is there an evacuation plan in place? If so, residents need to be informed of it. (If there was such a plan in place in 2013, it wasn't effective.)

7. Truck traffic has been and continues to be an issue on this street. We currently have truck traffic from propane and sewage/port-a-potties from

300 Seaview Street. This has created potholes (apparently permanent, on a non-maintained section of road) and generates considerable noise.

The corner of Seaview/Mt Baker/Hope Lane is already congested and challenging to maneuver as well as see oncoming traffic. There are multiple businesses on all three of these streets. Do we want to increase traffic volume and risk?

8. Fueling to and from a propane tank creates fumes and noise starting as early as 7:30 AM. This generates a health and well being risk to residents.

9. Have those involved in the permit process asked themselves how they would view this situation were it occurring in their own neighborhood?

Would this be acceptable to you?

Sincerely,

Elinor d'Aquitaine