

## Johnson, Thad A

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**From:** Meredith Walck Wolfe <mwalck@gmail.com>  
**Sent:** Tuesday, October 1, 2024 6:54 PM  
**To:** PL, Subdivision and Zoning  
**Subject:** SPUD - 1672 - James Investment Properties, LLC

You don't often get email from mwalck@gmail.com. [Learn why this is important](#)

Hello. I am writing in regards to the above referenced SPUD application.

We own a home directly to the west and bordering the property which is the subject of SPUD-1672. It is our understanding that the applicant plans to build an auto-repair shop.

We oppose this request for rezoning. When we purchased this lot in 2017, we specifically examined the zoning for the commercial properties surrounding our lot for this very reason. We did not want certain types of businesses to back up to our backyard. I am concerned about the potential for chemical spills and the unsightliness of having an auto-repair shop immediately behind my home. I am certain it will affect the value of my home and my ability to resell it. Additionally, the Planning Commission should be aware that this property is near a large creek which feeds into ponds which run throughout the neighborhood. The potential for a chemical spill or other environmental hazard seems significant.

Please confirm receipt of this email and let me know if I need to forward my concerns to anyone else on the City's staff before any recommendations are made to the Planning Commission. I plan to attend the meeting in person on October 10.

Kind regards,  
Meredith Wolfe  
212 NW 151st Place  
Edmond, OK 73013  
(405) 850-4707

## Johnson, Thad A

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**From:** Haley Legate <hlegate751@gmail.com>  
**Sent:** Monday, October 7, 2024 9:42 AM  
**To:** PL, Subdivision and Zoning  
**Subject:** SPUD - 1672 - James Investment Properties, LLC

[You don't often get email from hlegate751@gmail.com. Learn why this is important at <https://aka.ms/LearnAboutSenderIdentification> ]

>> Good morning,

>> I am writing in regards to the above referenced SPUD application.

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>> We own a home in the bordering neighborhood just west of the property which is the subject of SPUD-1672. It is our understanding that the applicant plans to build an auto-repair shop.

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>> We oppose this request for re-zoning. I am concerned about the potential for chemical spills and the unsightliness of having an auto-repair shop in front of my home. I am certain it will affect the value of my home and its resale value. Additionally, the Planning Commission should be aware that this property is near a large creek which feeds into ponds which run throughout the neighborhood. The potential for a chemical spill or other environmental hazard seems significant.

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>> Please confirm receipt of this email and let me know if I need to forward my concerns to anyone else on the City's staff before any recommendations are made to the Planning Commission. I plan to attend the meeting in person on October 10.

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>> Warmly,

>> Haley Legate