



Exhibit IIII



VIA HAND DELIVERY

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Planning Dept.

August 27, 2015

Medford City Council
411 West 8th Street #310
Medford, OR 97501

Dear Honorable Mayor and Members of the City Council:

RE: Inclusion in the Medford Urban Growth Boundary

The purpose is to allow Medford to grow in a desirable and well planned way. We believe inclusion of 180 acres in MD-5 along Cherry Lane is a logical and integral component of the South East Plan. This is a master-planned area and provides for multiple housing types, a village center, mixed uses, parks, greenways, and schools.

Including this property would add a vital and necessary component and ensure a continuation to this planned community.

Summarized Benefits:

1. This property provides and pays for sanitary sewer to 244 acres of existing UGB property above and below Cherry Lane, thus making it possible to develop an additional 500 acres currently not feasible to build upon.
2. This property provides and pays for the only possible connecting trails and Greenways for the entire city of Medford to Chrissy Park and Prescott Park; a total of over 1800 acres. These incredible parks are also seeking to be included into the UGB as a part of this same application.
3. This property provides and pays for the only trails beyond the Bear Creek Greenway from the Larson Creek Greenway through the Southeast planned area to Chrissy and Prescott Parks.
4. This property provides and pays for sewer and helps pay for water to Chrissy Park.
5. This property provides and pays for improvements to Cherry Lane, a major collector road which is currently functioning as a collector road, yet is actually a substandard and dangerous road. Cherry Lane is unsafe for pedestrians and bicyclists due to a lack of shoulders and pedestrian lanes.

6. This property provides and pays for connecting Barnett Road to Cherry Lane which will enable a much improved critical response time from the new fire station on East Barnett Road to a very vulnerable area of Medford far beyond the intersection of Cherry Lane and Hillcrest Road.
7. This property provides and pays for connecting Barnett Road to Cherry Lane bringing an entire section of Medford closer to the future Southeast Village Center, Asante Rogue Regional Medical Center and other medical services and beyond.
8. This property provides and helps pay for a new neighborhood park and school site where all the trails converge. This would enable all of the proposed neighborhoods and housing types the opportunity to walk or ride a bicycle to the park and school site.
9. This property provides and helps pay for connecting trails and greenways from the new proposed employment centers to these incredible parks, the Southeast Village Center and desirable mixed housing options. This will create greater desire for employees to want to live here and give the best employers the confidence to do business here. This is real economic development.
10. Mahar Homes provides many jobs to the community with its 17-20 full time employees and helps support hundreds of local subcontractors and building suppliers.
11. Mahar Homes will have very few lots left on which to build single family homes by the time this Urban Growth Boundary extension is actually complete and ready for annexation to build.
12. Mahar Homes will eagerly begin the process of developing and building in continuation of the South East Plan – a well-thought out master-planned area that has been in progress for many years; designed to provide the city a mix of housing types and services enabling Medford to grow in the most desirable and planned way; which really is the goal of this process.

Sincerely,



Michael T. Mahar

