

Remington Flats

Public Comment Start of Post to 9/11/20

<p>I am pro development within Missoula when development are planned out in accordance with a master plan. This particular development feels like it is a few year ahead of the Missoula City plans. The main concern being traffic and children in an existing development. Using all exit points through a larger subdivision does not seem fair to the 44 Ranch developer or the children playing in front of their homes. This subdivision makes more sense once England is extended. Being allowed to use 44 Ranch's infrastructure is concerning. Traffic is a problem as it is getting out on Mullan. Until the George Elmer project is complete with a round-about or light I do not feel these subdivisions should be considered. Please review this concern prior to approving.</p> <p>Why is there not a park or green space located within this development? I was under the impression with was a requirement for all, rules should not change for each development. A small strip of green space between the developments would be nice a few feet? Backing small short lots up against the existing subdivision will put homes very close. Realizing 44 Ranch did this to 44 Estates recently, but at least most of those lots were large for that area giving a small offset between homes.</p> <p>The OH Power line should be removed within the project. It is feeding a single home and either 44 Ranch or this new development should remove this before there are homes built on both sides.</p> <p>I believe we need to continue to grow Missoula's housing development. This particular area is a bummer with the wild animals that utilize the old</p>	<p>Sep 10 20 06:30:10 pm</p>	<p>Shanna</p>	<p>Bloomfield</p>
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growth trees in the area. I do not believe there is anything you can do, but on any given day there are bears, coyotes, badgers, golden and bald eagles, fox, blue heron, and many other hawks. Major advantage, maybe the mice and gophers will be better for the homes backing the field.			
<p>Where are you going to have 304 more vehicles going up and down Mullan road/George Elmer? The only way in and out is to use our neighborhood. Mullan cannot withstand more vehicles! Where are they going to go to school?? Hellgate Elementary is already full and had to build more buildings for the excess kids. You should at least build on the lots behind the 44 Ranch at least the same lot size. Where is the park for this subdivision?? How is an average Missoulain going to afford a home here?? Prices are already outrages that the jobs here do not support. Where is the planes going to land if there is an emergency, on top of the 152 dwellings?? I think this subdivision is not right. Maybe concentrate on how you might help the people get back to work with incomes that could afford a home. It is a sad place to live in as our children will never know about open land with cows, horses, sheep. You have taxed the farmer/rancher to where they cannot afford the taxes to keep their land. I think you need to reconsider and look at maybe finding a solution to the mass traffic on Mullan Rd instead of building more houses.</p>	Sep 10 20 10:41:55 pm	Dani	Thomas
Too many homes for the acreage. There are too many cars on Mullan Rd as it is.	Sep 11 20 11:04:47 am	Kevin	Thomas