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March 20, 2020

R. J. Lott, Planning Manager
Community Development Department
Chelan County
316 Washington Street, Suite 301
Wenatchee, WA 98801

Re: Comments about Mission Ridge's Revised Expansion Proposal

Thank you for the opportunity to comment on the referenced proposal. Our family began skiing at Mission Ridge during the 1974-1975 ski season. I have skied there every season since then but for one. I love the place and plan to continue skiing there as long as my body holds up.

Out of my own self-interest and for community reasons I want to see Mission Ridge stay economically viable and therefore I support and encourage an expansion. But I don't want to see Mission Ridge turned into a Schweitzer Mountain. My understanding is that a primary reason Harbor Resorts sold Mission Ridge and left town was the inability to do an expansion. Harbor Resorts had begun upgrades to the hill, most notably the beginning of the snowmaking system. The current owner, Larry Scrivanich, ramped up improvements including significant expansion of snowmaking, the addition of the Liberator quad and coming soon, replacement of that quad with a newer and better one. These types of improvements are expensive and the current operation has limited ability to generate the necessary profits to finance these types of things.

The proposed expansion includes the development of more beginner terrain and additional parking. One of Mission Ridge's best attributes is a wide variety of intermediate and expert terrain. However, beginner terrain is limited so it can be a challenging place for new skiers. The existing parking lots often overflow on busy weekends and holidays. Both more beginner terrain and more parking are genuine needs.

I have mixed feelings personally about lodging on the hill. But it's logical that some level of housing must be permitted and developed to provide the incentive and financing necessary to support the other expansion attributes. But I believe the amount of lodging in the revised expansion proposal is probably excessive. 621 condo units, 275 single family homes and 110,000 square feet of commercial space will have a significant environmental and aesthetic effect on the area between the existing hill and Squilchuck State Park. I recommend that the scope of these be scaled back but not eliminated.

Some employee housing makes a lot of sense. During the ski season work at the hill is 24/7 and it's some distance back and forth to town. Having some employee housing on the hill, at least during the ski season, should help with recruiting and retaining employees. I have no way to judge what is the appropriate amount of employee housing.

I believe a lodge, with dining facilities, also makes sense. I have no way to judge about the right sizing for this either, but the 57 rooms proposed does not seem unreasonable and should not disadvantage existing hotel space in the valley. Mission Ridge generates significant hotel and restaurant business in our communities.

Thank you for your consideration.

Sincerely,

A handwritten signature in blue ink that reads "Rick Erickson". The signature is fluid and cursive, with the first name "Rick" being more prominent than the last name "Erickson".

Richard L. Erickson

cc:

Bob Bugert, County Commissioner

Josh Jorgensen, Mission Ridge