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To: [PRC](#)
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CAUTION: External Email

I am writing regarding the remanded issue of shade impacts from the proposed building for the City People's site in Madison Valley. I have lived in the area for 20 years now. I both live and work close to the affected area and so have had the benefit of close observation.

The study submitted by Velmeir suggests that the current trees provide the same amount of shade and allow the same amount of light year round. However, the majority of the trees lose their leaves in winter and so their claim is patently false. The study then goes on to suggest that a 7-story building will provide no more shade than the current trees. This is also false. Even at their most full, trees allow some filtered light. And, as I said, a significant portion of the year (the darkest part of our year) the trees allow almost all the light available to come through.

These obvious falsehoods should invalidate this study. I hope that SDCI will require a valid study as asked for by the Hearing Examiner. In the absence of an accurate study, common sense tells us that a solid building, seven-stories tall, elevated above a valley, will significantly impact the area's light—as well as air flow. Together these seem like significant environmental impacts.

Melissa Stoker