

As owners of Lot 7, Blackstone I we object to the LID being assessed to our property for several reasons:

1. We purchased a full-service lot that included streets, sewers, water & storm drains and paid for it in the purchase price. The fact that the city allowed the developer to subdivide and sell these lots prior to any of the infrastructure being completed is not the fault of the lot owners, it is the fault of the city. The city failed to do their due diligence in making sure the developer had adequate bonds in place and took him at his word.
2. In the Planning Commission Meeting Minutes of August 16th, 2005, it was stated in those minutes that the water and sewer system for Blackstone I was approved. The city allowed the developer to develop Blackstone II after the infrastructure for Blackstone I was approved. Therefore, Blackstone I lot owners should not be assessed any amount because our infrastructure was approved. If the city allowed the developer to develop Blackstone II after that, then the amounts being assessed to Blackstone I lot owners should be assessed to the Blackstone II lot owners because if Blackstone II was never developed, we wouldn't have this problem. Again, the city failed to do their due diligence in making sure the developer had all of the correct bonds in place and took him at his word.
3. In the City Council Meeting Minutes from September 13th, 2007, the city attorney (not just a city council member, but a practicing member of the Oregon State Bar), stated that the developer had a \$522,000 bond in place in the event the developers went bankrupt. How does someone pull a specific number like that out of a hat if it doesn't exist? Has anyone ever asked Mr. Dowsett where that \$522,000 bond is? Why hasn't the bond company been contacted to pay for the infrastructure since the developer failed to do so? I can't imagine that someone can speak of a specific bond figure and there not be that bond in place. Makes you wonder though....

In conclusion, we will never build or move to Yachats, Oregon. We are so unhappy with the way this city has allowed these things to transpire, as well as the lack of any action by the city council. The only reason you are doing anything about this now is because some lot owners want to build. I will never speak highly of the City of Yachats, and will tell anyone who talks about visiting or moving to the Oregon Coast to steer clear of your city because of your inability to manage your city properly. You have screwed every owner of Blackstone I and I wouldn't be surprised if someday you found yourselves as the defendant of a lawsuit because of your inability to manage the city affairs.

David & Kristina Hite