



TO: Lynn Burdett, Manager, Columbia River Gorge National Scenic Area Office.
FROM: Dave Thies, President, Columbia Gorge Audubon Society, PO Box 1393, White Salmon, WA 98672, cell: 509-637-3386.
DATE: August 30, 2019
RE: Weyerhaeuser's 240 acres along the White Salmon National Wild and Scenic River.

Dear Ms Burdett:

Weyerhaeuser Corporation is closing out their operations in the Mid-Columbia Region and is offering their timberland along the White Salmon Wild and Scenic River for sale through Copper West Real Estate for "highest and best use" and with options on lot size. Translated, this means that the most desirable timber lots - like the 240 acres along the White Salmon River - are likely destined for residential development.

The property to the north of the Weyerhaeuser property is owned by Six-S Corporation and Tom Stevenson, who has been involved in residential development. According to Ross Henry of Copper West, Tom Stevenson has made an offer for at least part of the 240 acres being sold by Weyerhaeuser. At highest and best use selling prices, development is the only viable economic option for Mr. Stevenson and other buyers. SDS, a Stevenson owned corporation, owns the land to the south of the Weyerhaeuser property. The Stevensons have a history of only offering their timberland along the White Salmon River for sale at highest and best use prices, which suggests that they consider their land prime for development. SDS has constructed a pre-development road through their property down to the river. Klickitat County has been improving Oak Ridge Road which gives access to this area, an indicator that they anticipate development. If the central Weyerhaeuser 240 acres are sold to developers it could trigger a conversion of the neighboring timberlands to residential development. Losing the Weyerhaeuser property to conversion would heavily impact the river corridor. If even part of the other properties were converted along with the Weyerhaeuser property, the impact and the degradation to the river corridor would be magnified. Furthermore this would establish a terrible precedent that could lead to even more timberlands being converted to residential development.

I urge you to immediately approach Ross Henry at Copper West (541-386-3603) and Jim Bunker, Senior Lands Manager for Weyerhaeuser (360-891-3365), and ask them to withdraw the 240 acres along the White Salmon River from the land that they are selling, so that you can discuss the option of public ownership. Weyerhaeuser is a billion dollar