



Ryan Kuchenig <rkuchenig@sunnyvale.ca.gov>

Concerns re: new development proposed for 1130 Prunelle Ct.

J L

Thu, Sep 24, 2015 at 4:32 PM

To: rkuchenig@sunnyvale.ca.gov

Dear Ryan:

Greetings.

In response to a recent public hearing notice, I would like to voice my concerns regarding the two story development proposed for the 1130 Prunelle Ct. My family and I live in one of the Eichler homes on Sheraton Drive, nearby the proposed development.

We have appreciated this harmonious neighborhood with various modern but complementary designs. My neighbors and I have worked hard to preserve the heritage of Eichler homes here. The proposed new development would not only disrupt the community's interest in preserving this "heritage site", it would also pose some privacy concerns as most homes here are one-story Eichler homes with floor-to-ceiling glass windows. People from the 2nd floor of the new development could easily view the activities of their neighbors that are in the one-story homes. Furthermore, building 4 houses in one lot may lead to reduction (or slower appreciation) of home values in this currently quiet and serene neighborhood. I am sure most home owners would share the similar concerns about these issues.

Though I am not sure yet if I could make the hearing scheduled for September 30th, please let me know if there are other ways for me (or others) to express the concerns besides submitting this note to you. Thanks very much.

Sincerely,
Julie Liao



Ryan Kuchenig <rkuchenig@sunnyvale.ca.gov>

1130 Prunelle Ct

1 message

fardis sheriva <

Thu, Sep 24, 2015 at 4:11 PM

Reply-To: .

To: "rkuchenig@sunnyvale.ca.gov" <rkuchenig@sunnyvale.ca.gov>

Ryan Kuchenig, Senior Planner
Department of Community Development
City of Sunnyvale
(408) 730-7431
rkuchenig@sunnyvale.ca.gov

Dear Mr. Kuchenig:

My name is Dr. Shahrivar, and I live on 745 Sheraton Dr., Sunnyvale.
This past Monday I received the City's notice about the lot at the above "subject" address.
I have my strong objection to the proposal. This entire neighborhood is a single family
home "non-cluster home" type. Creation of such a pocket is an unfit, unwelcome, uninviting
creation. Given the size of the lot, something of a single division of the property to create 2
single homes would conform to the rest of neighborhood structure.

You can observe at the corner of Poem and Fremont as example of such cluster of "cheap
for profit" projects" by builders, how out of line it is to what is seen in the adjacent streets.

Count my family's objection to this project as proposed.

Sincerely,

Dr. F. Shahrivar

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Ryan Kuchenig <rkuchenig@sunnyvale.ca.gov>

Housing Development at Prunelle Ct

Ramana Murty ·

Thu, Sep 24, 2015 at 4:06 PM

Reply-To: Ramana Murty

To: "rkuchenig@sunnyvale.ca.gov" <rkuchenig@sunnyvale.ca.gov>

Dear Mr. Kuchenig,

We recently purchased the house on 757 Sheraton Drive and moved in four months ago. We have just learned the plot across our backyard on Prunelle Ct is going to be developed with four two-storey houses. My concern is that this will directly look into our home and backyard. I also learnt from Fan Zhang (our neighbor) that the houses are going to have the minimum distance from the fence. We have not seen any detailed plans of the houses.

We would like to see the plans to understand how it will affect us. I also urge that the houses be built with judicious location of windows, balconies and such, and also that vegetation be placed to ensure our privacy.

Sincerely,
Ramana Murty

757 Sheraton Dr
Sunnyvale, CA 94087



HeritagePreservation AP <heritagepreservation@sunnyvale.ca.gov>

Need guidance on protecting the integrity of Eichler houses against new developments

Fan Zhang

Mon, Sep 21, 2015 at 10:11 AM

To: HeritagePreservation@sunnyvale.ca.gov

Dear Heritage Preservation Commission members:

My name is Fan Zhang. I live in one of Eichler homes on Sheraton Drive in the cherry chase area. Recently we have been notified that a 3/4 acre lot adjacent to my back yard at 1130 Prunelle Ct would be developed into 4 new 2 story houses. Currently the lot is occupied by a single story house. The building permit revealed that these house would be built as close as 20 ft away from the back fence and 26 ft off the ground. Individual house design diagrams indicated that there would be eye-level windows facing the back fence on 2nd stories.

The development affects 4 Eichler house the most at 775, 769, 763, 757 Sheraton Dr which share the back fence with the lot. The neighbors are all extremely concerned about the visibility from 2nd story windows in the new development to our Eichler houses which have floor to ceiling glass walls. Last night I took some pictures to demonstrate the intrusive designs of the new houses. Picture 1 illustrated how these pictures were taken, I was 40 ft away from the back fence, standing on a ladder while holding up a tripod. The camera lens was estimated at no more than 17 ft tall. I hope picture 2, 3, and 4 are worth three thousand words in this case. 😊

After researching city building codes, we stumbled upon the Heritage Preservation Commission site. Scanning through the Eichler Design guidelines, it seemed that the guidelines also apply to non-Eichler homes within the boundaries of the neighborhoods. We would like to reach out to the preservation committee to see what we can do to alter these designs in order to protect the integrity of Eichler characteristics and preserve our privacy.

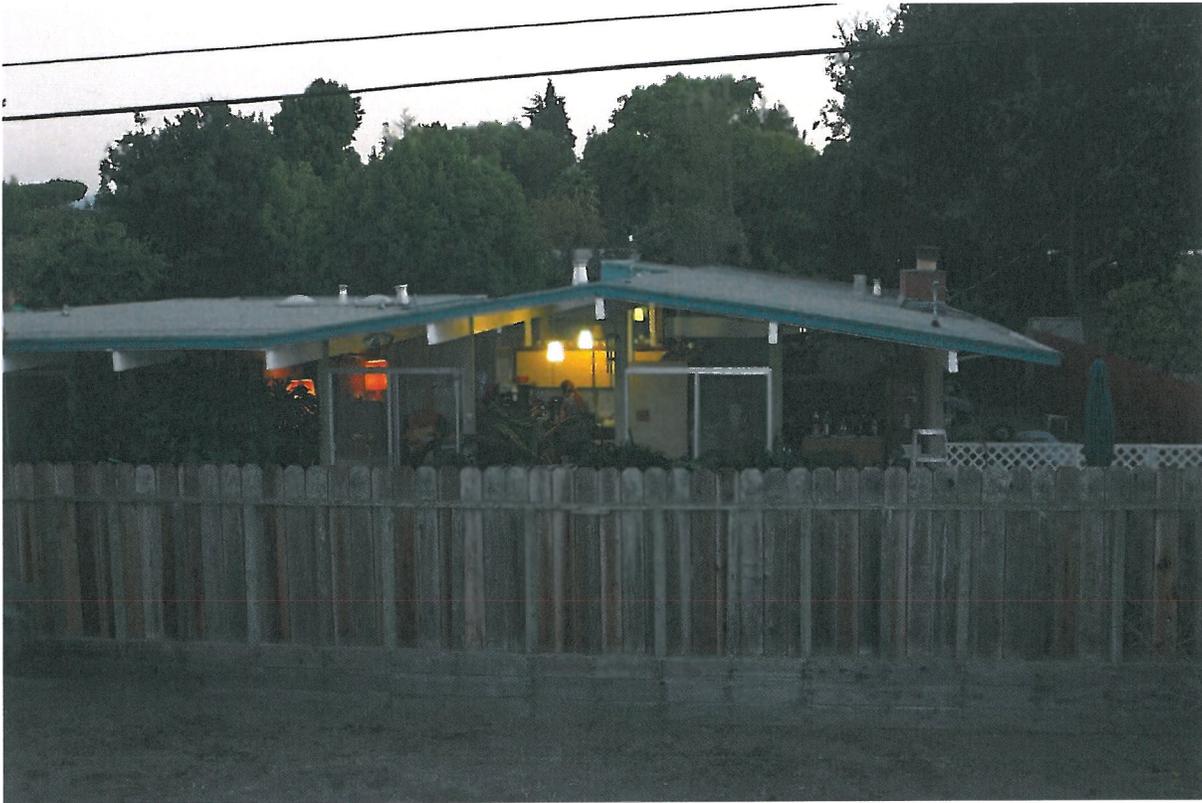
Sincerely

Fan

Picture 1



picture 2



picture 3



picture 4





Ryan Kuchenig <rkuchenig@sunnyvale.ca.gov>

File #2015-7108 for 1130 Prunelle Ct.

John Scheffel

Tue, Sep 22, 2015 at 1:43 PM

To: rkuchenig@sunnyvale.ca.gov

Hello Mr. Kuchenig,

I received a notice about the requested variance to build 4 houses on the lot which is currently 1130 Prunelle Ct. Will neighbors who oppose the granting of this variance be allowed to voice their opinions at the meeting on Sept 30? Will that influence whoever makes the decision?

I am opposed to allowing this variance. Based on the map, it seems to me that this lot should not be subdivided into more than 3 lots with 3 houses. Any more would be inconsistent with the surrounding lot sizes. Allowing 4 will not provide any benefit for the current neighbors and future occupants of the new houses, it will only increase the profit of the owner of the lot. If it might help to defeat the granting of this variance I will plan to attend the meeting to voice my opposition.

John Scheffel
1142 Pome Ave.