

George Schroeder

Subject: FW: 210-220 W. Ahwanee Ave PC Hearing Summary and CC Hearing Date
Attachments: W Hemlock Dr view.pdf

From: Joyce Hao
Sent: Monday, April 03, 2017 11:24 PM
To: George Schroeder <GSchroeder@sunnyvale.ca.gov>
Subject: Re: 210-220 W. Ahwanee Ave PC Hearing Summary and CC Hearing Date

Mr. Schroeder,

I'd like to add to my comments from the March 13th meeting that the feasibility of the developer to grow landscaping high enough to provide privacy is impossible. PG&E has high voltage power lines running down the fence line and chops all trees along the fence line down to 20-25 feet, below the AT&T and Comcast wires to eliminate fire danger from touching the power lines.

There is no way PG&E will allow any landscaping near the power lines to grow high. I have attached some photos to show the commissioners what the current landscaping looks like along the houses abutting the lots under zoning consideration. All of the trees are trimmed down.

Also you can see from the photos that aside from the storage unit, none of the other apartment buildings are visible from these homes. The one that is directly behind on Ahwanee that's already built to max zoning has clearly considered our R0 view. The section of buildings that are 2-story are built up against Ahwanee to provide us maximum privacy and up against the fence line are single story bungalows. The palm trees in the photos mark the location of these bungalows.

I've spoken with my neighbors along that street and at the cul-de-sac and no one wants R4 zoning, ideally only 2-story max, 3-story as worst case. We don't want our privacy invaded by a 4-story unit that can't grow any kind of landscaping to provide privacy screen. It will ruin the look of our neighborhood since aside from the storage unit, none of the other buildings in the area are higher than 2-story, it will stick out like a sore thumb. We don't understand why we must be subjected to this eyesore when no other border of the neighborhood has 4-story units abutting it.

We want to see these lots zoned as R3 or height restrictions placed on the buildings to preserve our privacy and the look and feel of our R0 neighborhood.

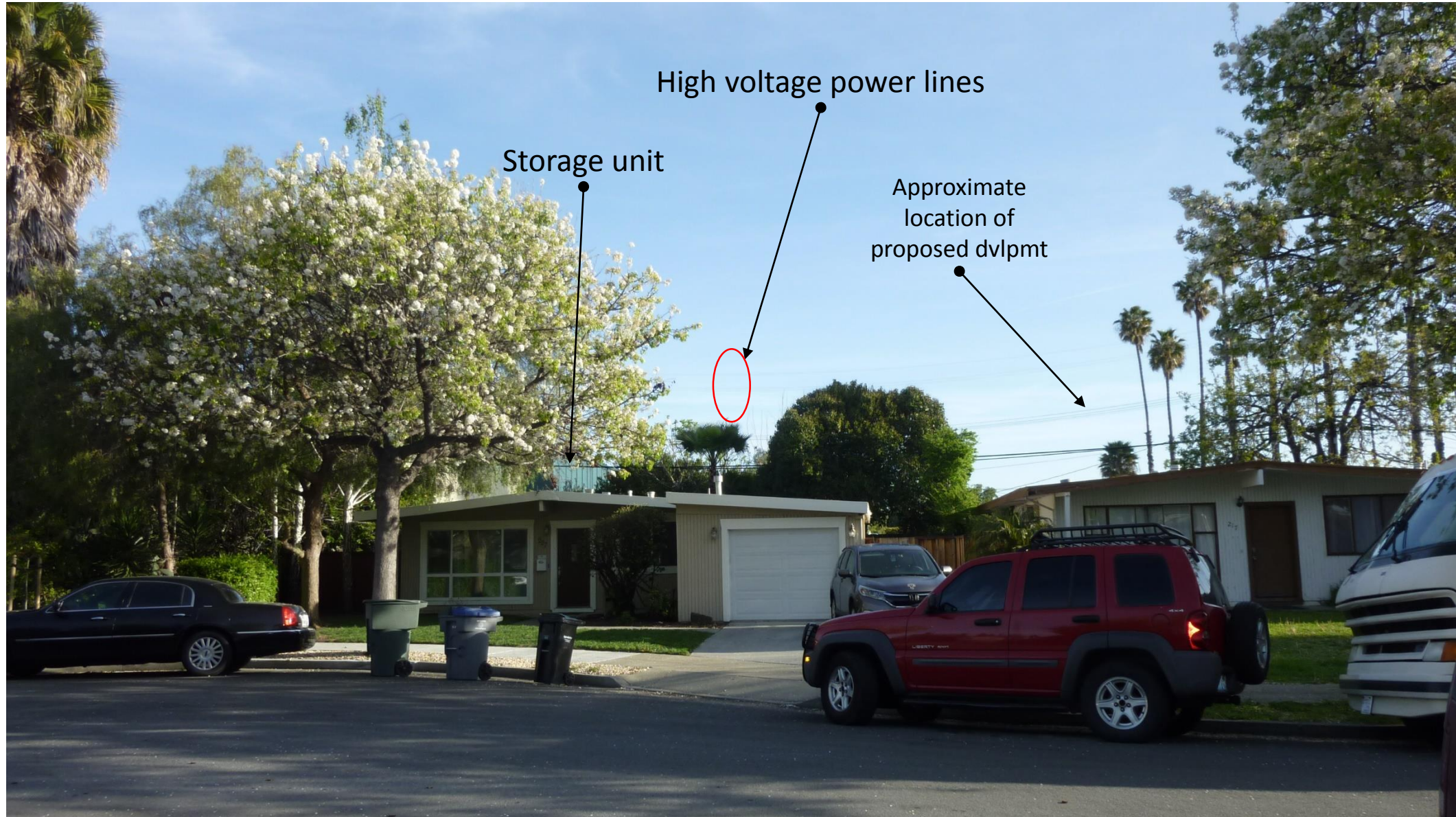
I will see you at April 11th hearing. Thank you for taking my inputs.

Joyce Hao

View facing homes backing storage lot, palm trees belong to R4-zoned apartment complex on Ahwanee



View facing homes backing storage lot and proposed development site



View facing homes directly aligned with proposed development site, palm trees identify location of R4-zoned apt bldg on Ahwanee

