

Dela Cruz, Jeff

From: Laura Reymore <laurareymore@cbbain.com>
Sent: Sunday, July 31, 2016 7:25 PM
To: PRC; Dorcy, Michael
Subject: Comments for project #3020114 revised
Attachments: Revised Comments for Design Review meeting 8-1-16.docx

July 31, 2016,

To: PRC and Michael Dorcy, planner

From: Laura Parris-Reymore, property owner adjacent on south property line to 6726 Greenwood N

Re: Project #3020114

Thank you Design Review Board for your request that they lower the impact of the additional height created by the stairway on the south edge of the proposed building. Though it appears that they only moved it 5 feet from the edge, it is still an improvement that I greatly appreciate. I am also grateful that they are using a light color cement board and request that they eliminate the concrete block wall & instead use the light colored cement board that will be more pleasant for my residents. The CMU wall that is proposed is half the height of my building & will be less desirable than a light colored siding.

Will the residential garbage and commercial garbage be in two separate areas? I am also concerned about the garbage room ventilation. Will it be contained inside their building or where will ventilation be eliminated? I am not an architect, but was unable to see what answers were in their plans regarding the elimination of odors from garbage & compost. On the Permit correction response from the architect, item 22 Venting: it reports, "ventilation for the non-residential spaces were shown above the canopy within the storefront on the west & north elevation. The exhaust potential is directed toward Greenwood or 67th which meets the requested dimension." However 67th is toward the south. Please clarify.

This does not clarify what the garbage area in the residential area will have for ventilation.

Further confusion exists on A3.21 where there are two garbage areas on a building section. Please clarify.

I am also concerned about protection for my tenants during demolition & construction. If indeed the soil has contamination, how will my tenants be protected? I just had my building painted & the dust, debris & falling bricks may damage my property. I have heard convincing arguments that the study completed by the developers on soil contamination is flawed.

I too am concerned that their parking study may be incorrect & respectfully suggest that the PRC take another look.

Thank you!

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