

Herbaugh, Melinda

From: Marion Holder <marion.holder@gmail.com>
Sent: Wednesday, May 17, 2017 12:32 PM
To: PRC
Subject: feedback on project #3020338
Attachments: feedback, project 3020338.PDF

Hello,

Please see attached for my feedback on the following development project:

City People's – Master Use Permit Application
Project Number: 3020338
Project Address: 2925 East Madison Street

Thanks so much for your consideration!
Marion Holder

May 17, 2017

REGARDING:

City People's – Master Use Permit Application

Project Number: 3020338

Project Address: 2925 East Madison Street

Dear City of Seattle,

I am writing to submit feedback on project #3020338, located at 2925 East Madison Street. Thank you in advance for considering my input.

I live directly across the street from the development site at the Madison Lofts condo building (located at 2914 East Madison Street), so I will be considerably impacted by the project.

I attended the design review meeting on January 25, 2017, and was very pleased with the final designs as approved by the review board. I am excited about having PCC across the street from my home, and I am grateful that the developer took into consideration the community's feedback and altered the design plans accordingly.

As a neighbor across the street, I am most concerned about the impact of increased traffic congestion on the entry to my parking garage. I strongly support the use of two garage entries into the development project, so that some of the traffic is diverted off of Madison Street. In addition, I hope that the city will think about how to best manage traffic for the several blocks of retail shopping, around this area of Madison Street. Would more stop sign or stoplight intersections help manage the traffic flow? Sometimes it is almost impossible for me to turn east from my garage, due to traffic – and this is before this development is built.

I would also respectfully ask the city to consider the following:

1. No back-lit signage or obtrusive lighting since the retail space is directly across from our sleeping lofts.
2. No deliveries to the retail space before 7am.
3. Limit the noise and visibility of unsightly mechanicals, such as HVAC systems.
4. No bold accent colors on the exterior of the building.

Thank you again so much for your consideration – I greatly appreciate it.

Sincerely,



Marion D Holder

Treasurer and Secretary – Madison Lofts HOA Board

206-356-1877

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