

Camacho, Rudy

From: Lachlan Cooke <tangonomad@yahoo.com>
Sent: Sunday, January 10, 2016 11:50 AM
To: PRC
Cc: Dorcy, Michael
Subject: 6726 Greenwood Ave N. Project #3020114

Hi,

Pursuant to my previous letters, I have since attended a presentation by the developers and their architect explaining the basic project. It has become increasingly clear that this is the wrong kind of project for our neighborhood and that the design and impacts of this project on the neighborhood will be universally negative. With very small units, one can anticipate higher than normal turnover, which given the current lack of parking in the design is destined to create major traffic hazards. The project is located just north of an S Bend in Phinney/Greenwood Ave N. and will likely result in accidents from cars coming around the S bend and hitting people who are moving. The design of this project is alleged to be to create affordable housing, but the rent on a per square foot basis is quite a bit higher than prevailing rates, therefore bringing into question the whole reason for its existence. My suggestion would be that the current project be ended and a new design presented with fewer, higher quality and larger units. Parking needs to be provided even if not attached to the units specifically, as just the retail at street level will need multiple spaces for employees and customers.

Thanks,

Lachlan E. Cooke
N.71st St.