

Herbaugh, Melinda

From: Colleen Pacheco <colleenpacheco@gmail.com>
Sent: Monday, October 19, 2015 10:51 AM
To: PRC
Subject: 6726 greenwood development

To City of Seattle DPD,

I am writing regarding to the proposed 6726 Greenwood 4 story residential/commercial building. I live at 6717 Phinney Ave N which abuts the corner of this proposed new building. I am concerned about a few things in particular regarding the current design of this building.

1) The lack of parking for these apodments is a very real concern. Parking and traffic flow is already pressurized from the many commercial businesses and new development that continue to pop up over the last few years. I am a pro-density and pro-public transportation urbanite however, only if done SMARTLY. I know the city argues that this is a high transportation corridor but increasing the frequency of bus #5 ignores the fact that most people live their lives outside of downtown and Northgate mall. If I were to move to NYC or even Washington DC, I would not plan on taking a car but without "real" transportation options which expands beyond bike lanes as not everyone can live their lives on two wheels, especially when you live on a hill, is very short-sighted. Some argue that there is a market for apodments but as a homeowner in this neighborhood, I do not believe that most will not have cars unless the developer and city require two things: insist on some parking, and make surrounding 6 blocks permit parking overnight --and prohibit the new apodment owners from receiving such permits. They should only be given to current homeowners.

2) the lack of transition between a 4 story high rise and our single family residential zone is worrisome. I've lived in 27 neighborhoods in my life and 14 years in this one because of it's character and friendliness. Being abutted next to high rises will bring more noise and light to our residential zone. A few things should be done to ensure it blends with our residential zone, notably the following:

- a) make the common space internal within the building not on the southside or on the rooftop
- b) no entries on 68th street
- c) urban seating for coffee house or restaurant on 68th would be fine but not allowable for Ed Courthouse.

We already have noise issues with them.

Thank you,
Colleen Pacheco
6717 Phinney Ave N, Seattle