

Basore, Rhonda K.

From: KarlReeh@aol.com
Sent: Thursday, March 08, 2007 9:18 AM
To: Clerk
Cc: bellcohen94@yahoo.com
Subject: Please Overturn Approval of Oversized Condo: 2701 Shattuck

Dear Mayor Bates and City Council Members,

The LeConte Neighborhood Association has worked closely with the residents of Walker, Derby and Ward streets for the past several years by discussing and reviewing a number of proposals put forth by different developers. Two of these plans were actually given our support but were never built.

The current plan is **worst of all** due to its bulk both in height (five floors) and its lack of setbacks to the rear against and over looking single family housing.

While our immediate concern is with the gross inappropriateness of this particular project, we are even more disturbed that **if this project moves forward it will set a precedent for all of Shattuck south of Dwight Way.**

The Residents of adjacent blocks have set forth in their appeal all of the exceptions that ZAB and City Staff have made to current rules and local planning issues. We support them in condemning such actions as a betrayal of the trust that Berkeley residents have given to you for protecting the quality of life in our neighborhoods.

We stand ready to work with this or other developers to build a more suitable building which will serve the needs of additional residents and businesses while protecting adjacent homes and rental units.

Sincerely yours,
s/Karl Reeh
*Karl Reeh,
President, LeConte Neighborhood Association
(510 843-2602)*

NEXT LNA MEETING: Thursday, MARCH 15, 2007
LeConte School, 7:30 to 9 PM
To join LeConte Chat go to:
<http://groups.yahoo.com/group/lecontechat/>

AOL now offers free email to everyone. Find out more about what's free from AOL at AOL.com.

3/8/2007

Basore, Rhonda K.

From: Rolf Bell [bellcohen94@yahoo.com]
Sent: Thursday, March 08, 2007 9:22 PM
To: Clerk
Subject: Concerns over 2701 Shattuck Ave.

Dear Berkeley City Council Members,

I am a resident on the block of Derby between Fulton and Ellsworth and writing in opposition to the oversized building being proposed for 2710 Shattuck Ave. It is my hope that you will guide the City of Berkeley away from allowing a developer six special use permits to vastly overbuild in direct disregard for the South Shattuck Strategic Plan that encourages mixed use commercial buildings to be in sync with the neighborhood. This email is to voice my concern over the the height, size, & light barrier it imposes on our household and those of my Derby & Ward Street neighbors and to request that only buildings within the guidelines of existing zoning that honors South Shattuck Strategic Plan objectives be approved.

Thank you for your consideration of this request.
Aspasia Nea

Basore, Rhonda K.

From: Rolf Bell [bellcohen94@yahoo.com]

Sent: Thursday, March 08, 2007 9:26 PM

To: Clerk

Subject: Le Conte neighborhood concerns Re: 2701 Shattuck Ave.

Dear City Council,

Since we moved into our terrific Derby St neighborhood in 2000 (we live at 2132 Derby/Shattuck), there has been a plan to develop 2701 Shattuck.

Apparently, ZAB has given the developers zoning variances to build a 5 story building on over 40% of the lot. This clearly violates the South Shattuck Strategic Plan and is only appropriate for Downtown zoning.

Please reconsider and allow the developers to build ONLY what is permitted in our neighborhood. It is a vibrant, diverse and connected neighborhood and building such a massive housing unit on the corner would significantly impact the area.

Thanks,

Erica Breneman, MD

Dear Berkeley City Council

I live at 2117 Derby Street, a half block east of Shattuck. I fear that the proposed building at the currently planned height

will cause a real deterioration in our outlook. We will be closed off from southwestern light, the sunsets, and the beautiful redwood tree median where Adeline branches off from Shattuck. If the building is one story less high this lovely neighborhood where my family has lived for 13 years might still retain its peaceful and quiet charm. Please consider this plea for a more reasonable solution.

Sincerely yours,

Elizabeth Ditmars

Joan More <more1@lml.gov> wrote:

Berkeley Council Members,

My home is at 2131 Ward Street, and I am writing to let you know of my strong objection to the current plans before you for approval of a

3/9/2007

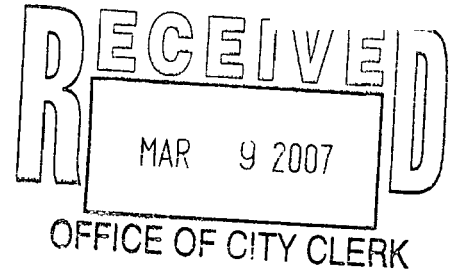
proposed building adjacent to my neighborhood at 2701 Shattuck Avenue. The proposed building will loom over my back yard and destroy my privacy there. I will be retiring in a few months, and I have been looking forward so much to enjoying my small garden after 50 years of hard work. Now I will not be able to do this without being observed by three floors of strangers. Please do not allow this developer's wish to wring every ounce of profit out of his investment to negatively impact my life and the lives of my neighbors when a few reasonable design modifications will meet all our objections.

As I am sure you all know, everyone in this neighborhood welcomes a building on this long-abandoned site. Our objections are solely based on the current design which is insensitive to the concerns of the families in the adjacent homes and to the preservation of our quality of life. The plans for this building, while entirely appropriate for the commercial area north of Dwight Way, are not at all appropriate for our neighborhood, ignore the agreements found in the South Shattuck Strategic Plan, and will impose a real hardship on those of us who live in this neighborhood.

You have the power to make this a "win-win" situation. Please welcome this developer but ensure that his building will be integrated smoothly into the life of our neighborhood. Require this developer to modify his plans to meet our very legitimate concerns.

Sincerely,
Joan More
2131 Ward Street
Berkeley, CA
94705

March 9, 2007



Berkeley City Council
2180 Milvia Street
Berkeley, CA 94704

Re: Appeal of Use Permit #04-10000014 for a condo box at 2701 Shattuck and Appeal of erroneously designating a Categorical Exemption from provisions of CEQA for 2701 Shattuck Avenue

Dear Members of the City Council:

Please overturn the approval of the inappropriate, oversized, and completely unneeded condo project proposed for 2701 Shattuck. This project would be a detriment to the neighborhood and to the South Shattuck area.

Furthermore, compliance with the California Environmental Quality Act (CEQA) has been totally inadequate (actually nonexistent).

Planning Staff has illegally circumvented CEQA requirements by calling this project "categorically exempt from provisions of CEQA." It is not exempt. Declaring projects exempt from CEQA is the latest maneuver by our Planning and Development Department to avoid requiring EIRs for big projects.

Sincerely,

A handwritten signature in cursive script that reads "Gale Garcia".

Gale Garcia
Le Conte Neighbor
841-5055

Basore, Rhonda K.

From: Rolf Bell [bellcohen94@yahoo.com]
Sent: Friday, March 09, 2007 6:32 PM
To: Clerk
Subject: Fwd: Ward neighbor opposed to 5 stories at 2701 Shattuck

Honorable Mayor Tom Bates & City Council,

Just want to add my voice to those of my neighbors opposing the mass and height of the condo building proposed for 2701 Shattuck. As I have to be out of town on 20 March and so will miss the City Council review of this project, please make a mental note that there would have been one more neighborhood opponent glowering from the back of the room. Thanks.

Ernest Machen
18 years at 2136 Ward Street