

----- Forwarded by Steven Valdez/CH/CLB on 11/10/2008 07:44 AM -----

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11-11-08



Jerry Greenly
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11/09/2008 10:08 PM

To Steven Valdez <Steven_Valdez@longbeach.gov>

cc

Subject Recirculated Mitigated Neg Dec 11-08, App. No. 0803-05

From: Jerry Greenly (jerry@greenlys.com)

To: Mr. Steven Valdez (Steven_Valdez@longbeach.gov)

Nov 10, 2008

Subject: Recirculated Mitigated Negative Declaration ND 11-08, App. No. 0803-05
3635 Elm Avenue

Mr. Valdez,

Please forward this e-mail to the City Clerk Department for inclusion with the documents pertaining to this appeal.

We live within 500 feet of the project and continue to oppose its construction as presently proposed – five stories. The site is currently zoned 3-R-S and will require a zone change to R-4-U to allow for the larger building. The R-4-U definition states that the code was established for “high density multi-family residential in an urban context”. This location is adjacent to a residential area of R-1 and R-2 zones. It is not in an urban downtown location.

Only one location on the Long Beach zoning map has this R-4-U designation. It’s at the corner of 9th and Pine, a location that better fits the zoning definition. Furthermore, how multiple zoning levels are jumped to arrive at the R-4-U is something we do not understand.

When the zoning categories were changed a few years back (we went from R-2 to R-1), I thought that was Long Beach’s intent of how they wanted this area to remain – residential. But this Senior Community Housing Facility extends beyond the scope by cramming this large facility on this small parcel of land.

If the project was kept to the 3-R-S zoning requirements, most of our objections would not exist.

Thanks.

Jerry and Renate Greenly