

From: John Holtz [<mailto:holtzdesign@gmail.com>]
Sent: Friday, March 13, 2015 2:44 PM
To: Frederiksen, Joan
Subject: R326896

March 12, 2015

Joan Frederiksen
c/o Planning and Sustainability Commission
1900 SW 4th Avenue #7100
Portland, OR 97201

Dear Joan,

I write to express our concern regarding the requested zoning change to tax lot R326896 at 6141 SW Canyon Court. Lisa and I feel this rezoning would be inappropriate and we strongly oppose changing this property to a multi family zoning code.

Currently the property is accessed by a residential driveway on SW 61st Drive and as a result of a South facing retaining wall, it would likely remain that way in the future. SW 61st Drive serves a single-family residential neighborhood in a rural/urban setting. The road has no sidewalks or curbing. As a family unit with two young children we drive, walk and bike on 61st. Since cars often travel in excess of posted 25 mile speed limit, one parent must always accompany our children if playing on this neighborhood street. This street has limited sightlines and we know it can be extremely dangerous to drivers and pedestrians alike. We believe the proposed zoning change and accompanying project as proposed will undoubtedly increase traffic making the street even more unsafe.

This single-family zoned street should remain just that. We feel this zone change request will enrich just one property owner and has the potential of endangering all the remaining single family property owners and their families. We believe any zoning change will redefine the fabric and safety of the community we bought into and as such, we strongly recommend denial of this application.

Thank you so much for your time and consideration.

Respectfully submitted,

John and Lisa Holtz