From:	Anand Chabra
To:	Planning_Commission
Cc:	Janneth Lujan; Ruemel Panglao; Michelle Chabra
Subject:	Agenda Item 4 - File Number PLN2019-00252
Date:	Tuesday, December 7, 2021 7:12:06 PM
Attachments:	DOC071619.pdf

Dear Planning Commission,

As 15 year owners/residents of 142 Rutherford Ave in Redwood City, just a few houses south of this proposed zoning change, we remain strongly opposed to this development. The numerous concerns raised at the pre-application workshop on 6/21/17, many of which remained significant concerns at the pre-application workshop on 6/3/19, are still very much present.

The several pages of concerns summarized well by project planner Mr. Ruemel Panglao on his summary letter of 7/11/19 (attached) continue to be significant concerns including: visual impact and privacy; an already problematic parking situation with nearby apartments which would worsen; traffic hazards which the county has already left unaddressed and would worsen; loss of significant trees and the sound mitigation they provide; and the fact that these would not be providing affordable housing for this area.

Our property values will likely decrease in our primary investment, our home, while the developer will benefit greatly.

There is no compelling reason to rezone this area except to provide a profit to this developer. The negative impacts far outweigh any potential positive benefit and we strong urge you to oppose rezoning of this area. The developer can easily build two very nice homes in these lots and will do quite well for himself, without rezoning.

Thank you for your consideration,

Anand Chabra, M.D.
Michelle Chabra