

From: [Guido Persicone](mailto:Guido.Persicone)
Subject: FW: 349 first street comments
Date: Thursday, October 7, 2021 7:31:40 PM

From: Jon Baer <baerjc@earthlink.net>
Sent: Sunday, September 19, 2021 4:17 PM
To: Guido Persicone <gpersicone@losaltosca.gov>
Subject: 349 first street comments

This project is beyond a disappointment as proposed. The building has a range of issues that the applicant needs to address, likely by starting over with a blank sheet of paper.

There are 24 bedrooms spread among 12 units with only 17 parking spots and no guest parking; with all the residential construction on First Street there is no place for additional cars to park. How about at least one level of underground parking-there is access via the alleyway? The BMR units should be very low income and should include a 3 bedroom unit. Vinyl windows are proposed-perhaps the architect might want to read our design guidelines before proposing something that is explicitly not allowed. There appears to be no setback of the windows from the exterior building plane, again another design requirement.

The building design is lacking in many regards-the elevator shaft makes the building look like a giant pez dispenser. There is no setback of that 58 foot structure-really? The building height of 46 feet is driven by excessively high plate heights on each of the 4 floors. The roof trellis is ugly and just magnifies the height of the building.

There is little landscape and having decks face the loading dock of Draegers borders on stupidity. Suggest that each owner be required to sign a waiver to avoid inevitable complaints from early morning noise from the Draegers operations. The left hand side of the building has a blank wall-which again is not allowed given the adjacent building is a historic structure and therefore will not be modified in the future.