

Communication from Public

Name: Don Bengert

Date Submitted: 10/29/2021 01:42 PM

Council File No: 21-0968

Comments for Public Posting: Hi, hope this communication finds you well. The proposed structure on Vanowen would create an even more troublesome parking situation in our neighborhood. As it is now, a lot, if not most, residence's currently living in the apartments on Vanowen frequently park in our neighborhood due to no parking available on Vanowen. I've noticed our family / guests have to park at a distance from our home just to visit. A large facility like the one proposed would inundate this even further. Also, the proposed size of the structure would create privacy issues along the adjacent streets / housing below, behind and around. People that do not live or belong in our neighborhood have less respect for our neighborhood. Please take these issues under consideration. Thank you for your time

Communication from Public

Name: Deborah Bengert

Date Submitted: 10/29/2021 10:35 AM

Council File No: 21-0968

Comments for Public Posting: RE: 13921-13923 West Vanowen Street Having lived in this neighborhood for almost 30 years, I do not want to see the integrity of it change and it will with a four-story high rise looming over our backyards. We will be impacted by a flood of cars looking for additional parking in front of our already cramped streets (due to other apartments on Vanowen St.). But also by a high volume of noise especially due to a proposed rooftop entertainment area, pools and spa all in close proximity to all our neighbors yards. Additional parking should be required and provided by the owner, not just one space per unit. If an apartment unit must go up, it should be no more than two levels with the rooftop open area, or three levels without the rooftop area. Please consider what an out of place unit such as this monstrosity will effect our peaceful neighborhood. Thank you, Concerned Homeowner

Communication from Public

Name:

Date Submitted: 10/29/2021 03:43 PM

Council File No: 21-0968

Comments for Public Posting: ENVIRONMENTAL COMPLAINT: Reference file #: 210968
To: The Planning and Land Use Management Committee I am a property owner residing on Colbath Avenue within 500 feet of the proposed building project. I am forwarding this complaint to the Planning and Land Use Management Committee (PLUM) regarding the environmental impact that is believed will occur if the proposed building project is constructed, which is located at 13921-13923 West Vanowen Street, Van Nuys, California 91405 will be approved. The property owners who reside on Colbath Avenue has enjoyed the comfort, peace and safety of family life, without enduring the surrounding outdoor heavy traffic, loud noises, street violence and street parking in front of owners homes has and is now available for invited guest and family members. It is believed that the construction of a project totaling 15 dwelling units, with two of those units to be provided for low-income families and 16 spaces for parking will result in the following problems: The possible problems that might occur from insufficient parking spaces will result in car owners seeking to use street parking nearby on Colbath avenue, which would deprive family members, their invited guest and friends from utilizing the city street parking in front of their homes in which they pay taxes will become a social ill within our neighborhood. Remedy Sought: Please provide information on how to obtain a Resident Parking Only Sign erected An additional remedy might ask the Construction Company to provide a two (2) parking space for each of the 15 units. The second Problem, the rooftop Open Space recreational area, is anticipated that loud noises, bright lights, and long hours will accommodate party goers thus interfering with the sleep patterns of nearby neighbors. The overflow of waste materials and garbage may also become a problem, It could possibly fall to the neighboring yards causing environmental health hazard. Remedy Sought: Increase the height of the wall between the neighbors' yards, restrict the time limit for playing loud music and other related noises. Thank you for your attention to this matter. Property Owner Claudette McGhee