

PC 12/14/17  
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Charlene Tim &lt;charlene.tim@edcgov.us&gt;

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**comment on EDH Memory Care project file #16-0582**

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**Claire LaBeaux** <claire\_labeaux@yahoo.com>

Tue, Dec 12, 2017 at 4:57 PM

To: Mel Pabalinas &lt;rommel.pabalinas@edcgov.us&gt;, The BOSONE &lt;bosone@edcgov.us&gt;, "charlene.tim@edcgov.us" &lt;charlene.tim@edcgov.us&gt;, "jvegna@edcgov.us" &lt;jvegna@edcgov.us&gt;

Hello, I am writing regarding the El Dorado Hills Memory Care Project to be considered by the Planning Commission this Thursday 12/14. Please enter my comments into the public record and share with the commission members. Thank you.

I support the project in its current configuration, with the trash enclosures on the north side near the corner of Green Valley and Francisco, and with the driveway on Francisco as a right-in only. I appreciate the efforts of Wynn Properties and JDA to work with the local residents to develop something that is acceptable to the neighbors.

With the zoning change of that corner property from residential to commercial, I believe that this is the best possible commercial property to be developed there. JDA has moved the trash enclosure to the far side from the residents of Francisco Oaks, a major concern to the residents. If a driveway is to be added on Francisco, I agree with making that a right-in only, as any vehicles exiting on Francisco would be aimed directly at cars waiting at the already-dangerous intersection of Cambria and Francisco and create an even greater hazard.

The Francisco Oaks residents have been assured that construction traffic will be reminded to not cut through our neighborhood and that a sign to that effect will be placed at the Francisco driveway. We also understand that plans are in place for planting along Francisco Drive and again appreciate the efforts. (Of course, we prefer the existing lot that is filled with huge oaks and beautiful deer and wildlife, but again, given potential alternatives, this seems to be the best commercial development possibility.)

I believe that my opinions above are a reflection of the majority of the residents in the adjacent neighborhood which will be most directly affected.

Thank you for your attention,  
Claire LaBeaux  
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