

From: Kira Slovacek
Sent: Monday, December 05, 2016 10:13 PM
To: Kowalski, Matthew
Cc: Planning
Subject: 312 Glendale Memory Care Center

Dec 4th, 2016
Kira Slovacek,
1916 Orchard Ct

Matt Kowalski
City Hall
Ann Arbor, MI 48104

Dear Mr. Kowalski and Members of Planning Commission,

Thank you for your careful attention to the site plans for the 312 Glendale Memory Care Center.

We are writing to express our concerns regarding the impact of this plan, specifically as it relates to flooding the homes to the north of the site. The three Condos to the north of the site boarder a very steep slope, this steep slope combined with the proximity of the memory care building's steep roof pitches and impervious surfaces from the parking lot, will cause storm water to make a direct path from the site into our basements. Attached below are a few photos showing the north steep slope directly behind our properties.



We are very concerned that these plans have not taken into account the severe impact of storm water on the adjacent homes and the immediate impact of the steep slope directly behind our properties. How will the properties to the North of the site be protected from this development with little or no storm water mitigation occurring on the north side of the development? We have already done our own flood mitigation in recent years and should not be required to do more or face new flood hazards in our homes.

Additionally, due to the proximity of the site, the homes to the north will suffer a considerable increase in light pollution from the additional parking lot lights and increased noise pollution from industrial air conditioners and generators needed for the well-being of the patients in the memory care center. The generator and air conditioner noise currently emitted from Hillside Terrace, (350 feet west of our homes), is already very audible. The current site plans put the memory care building at merely 80 feet away, which will substantially amplify noise pollution.

On a more personal note, I (Kira) have three very young children and based on the issues I have addressed; storm water flooding, light and noise pollution, I am very troubled that the 312 Glendale site plans will negatively affect the welfare of my family.

Thank you for taking the time to review this information. I ask you to carefully consider the harmful impact of this site plan on the adjacent homes to the north of the 312 Glendale site.

Sincerely,

Kira Slovacek (1916 Old Orchard Ct)

Didi Robins (1914 Old Orchard Ct)

David Friedman (1912 Old Orchard Ct)