

Varsh, Tess

From: Pellman, Lloyd W. <lpellman@nossaman.com>
Sent: Saturday, July 31, 2021 11:18 AM
To: Varsh, Tess
Subject: 385 Manford Way HDP #6879

My wife, who is an interior designer, and I **SUPPORT** the granting of this permit. We live on Manford Way, two doors down from the property proposed to have additional square footage on both levels.

Prior to the purchase of our property at 351 Manford Way in September of 2002, we had visited the property at 385 Manford Way during an open house when it was on the market. About a year after we purchased our house, 385 Manford Way was purchased by an architect and his wife who is also an interior designer. During our occasional social visits with those owners there were frequent discussions regarding possible modifications to 385 Manford Way, but before they acted to pursue modifications those owners moved away to another property they intended to modify in greater detail.

The current owners have lived in the house long enough to have developed their own concept for additional space in the areas that had been previously contemplated by the previous owners, the architect and his interior designer wife.

The properties on our side of the street (385 and 351) are below street level and set back from the street. Like many of the properties on our side of the street, 385 has a screen of vegetation at the street level so except for a brief moment when walking past the property the "demonstration flags" are not visible from the street. Behind our properties is an undeveloped canyon area of forested land owned by the Annandale Country Club, so there is no nearby neighbor at the rear of the property who will be affected by the additions. And finally, although the additions are planned on "our side" of the existing structure, we cannot see the demonstration flags from our property, even when out on our upper deck.

The additions will not have any negative environmental effect. The additions will not be architecturally offensive. The additions will not affect anyone's existing views. The additions will not make the structure oversized for the neighborhood {note that 300 Manford Way has 12, 200 square feet}.

We wholeheartedly endorse the granting of the application for their permit.

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