

July 21, 2021

City of Santa Rosa
Planning Commission
City Hall
100 Santa Rosa Ave
Santa Rosa, CA

Re: PUBLIC HEARING - EGGERT REZONE, Exempt Project - REZONING MAP AMENDMENT - 1434
PETERSON LN - REZ21-001

Planning Commission:

We do not believe that it is appropriate to create lots with no significant on street parking within their front frontage. We are concerned about the proposed project's potential negative effect on street parking and traffic on Peterson lane.

The project proposal would result in the formation of two very narrow lots on Peterson lane with a four bedroom home on each property. We understand one home would be a rental. After allowance for driveways on each lot there will be barely enough room on Peterson Lane to park a total of one car on the street to serve both properties. The result will be overflow parked cars, likely on both sides of Peterson lane, well beyond the street front footage of the two properties.

This part of Peterson Lane has become a short cut between Fulton Road and Guerneville road. Traffic flow has continued to increase over time. Speeding cars are an ongoing problem. Peterson Lane north of the property curves to the right and drops in elevation about 10 feet. In the middle of that curve, Sagebrush Drive intersects Peterson Lane from the East. It is almost a blind intersection from Sagebrush even if no cars are parked on Peterson Lane. These two properties will result in additional cars parked on this part of Peterson Lane making the Sagebrush-Peterson intersection more dangerous.

Thank you for your consideration.

Robert and Cindy Tancreto
1402 Peterson Lane
Santa Rosa, CA 95403

cc. William and Barbara Van Asdian