

Jamie Donaldson

From: Susan Hecox <SJHecox@msn.com>
Sent: Friday, November 18, 2022 2:27 PM
To: Jamie Donaldson
Cc: bev.ecklund@gmail.com; bshelide@gmail.com; sally.cook@gmail.com; strange306@gmail.com
Subject: FWNA Comments on Design Review Case NO SPR-ADJ-DAP22-45
Attachments: FWNA Comments for Case NO. SPR-ADJ-DAP-DR22-45.docx

Hi Jamie,

Attached are FWNA's comments on the proposed development at 4345 Sunnyside RD SE.

Please give a call at 503-763-7210 if you have any questions.

Susan Hecox



Faye Wright Neighborhood Association

Date: November 18, 2022

To: Jamie Donaldson, Planner II
City of Salem – Planning Division
555 Liberty St SE, Room 305, Salem OR 97301

From: Susan Hecox, FWNA Board Member and Land Use Chair

Re: Faye Wright Neighborhood Association Comments
Design Review Case No SPR-ADJ-DAP-DR22-45

The Faye Wright Neighborhood Association provides the following comments regarding the proposed development of a new 24-unit multi-family housing development at 4345 Sunnyside Rd SE, Salem, OR 97302.

1. Although the driveway intersection with Sunnyside Rd is as far south on the property as possible, it is very close to the point where traffic exiting South Commercial enters Sunnyside and begins to pick up speed. Also, just beyond the adjacent property to the south, there is the intersection with Idylwood Dr. Cars heading both north and south on Sunnyside may turn west on Idylwood. This creates an increased risk of collisions in that area. Although there are no apparent alternatives for the location of the driveway for the property, there needs to be an effort to identify a way to address the increased risk of collisions that result from the traffic entering and exiting the property.
2. The five requested Class 2 adjustments, although they apparently would benefit the development of the property, most of them - especially the reduced setbacks - will have a negative effect on adjacent properties. Since the property is currently vacant, the developer has ample opportunity to develop a plan that does not require the adjustments listed in the request.

In summary, the Faye Wright Neighborhood Association recommends that the application for the development of 4345 Sunnyside Rd SE be denied.

Please feel free to contact me or Bev Ecklund, Board Chair, should you have any questions.