

October 27, 2020

City of San Mateo

Attn: City Clerk – Patrice Olds

330 West 20th Avenue

San Mateo, CA 94403

The following is a statement is part of public comments that were read at the Planning Commission meeting on Tuesday, October 27, 2020 regarding 1, 2, 3, Waters Park Drive (PA-2020-043) –Modification to PA-2018-013. I would like to make my comments available and included in the official meetings of the above mentioned meeting.

My name is Laurianna Ceja Diaz. I am a constituent and home owner of 1327 Adrian Avenue and property line neighbor of the development at Waters Park. This would be the 3rd official statement to the City of San Mateo of my concerns with this development at Waters Park by Pulte Homes and also known as One90.

The nuisance is clear and well established. There is constant land vibrations, physical and mental damage, noise, and air pollution caused by the construction of Pulte Homes One 90 project. This situation has passed on to more seriousness, this is a public nuisance that is affecting at the same time an entire neighborhood.

I will not bore you with my laundry list of concerns. But today I want to let you know of my attempts to remain positive and patient with the demolition phase of this project. This task has seemed impossible. The work being done at the site has caused continued anxiety in my home. Both my children, one in grammar school and the oldest in high school, live with daily anxiety and wake up with nightmares due to the constant earthquakes, or vibrations, that this project causes. During the day the vibrations cause us all to have stomach aches and suffer from nausea. Some days are good others not so much. Beyond the emotional angst this situation causes, my property has also suffered tremendous damage and the structural integrity is in question as would be with even a small earthquake.

I have several ceiling cracks both in the interior and exterior of my property. Crown molding has cracked away from the wall. Wood floors have loosened – the list goes on. The rodent infestation is on the border of a health concern. Weekly if not more often there are at least a dozen foot long rodents removed from the traps set along the property line.

Although my expectation at this meeting is not one of you reversing this project, I do expect you to remember my comments when you continue to approve these hi-density projects without taking into consideration the detriment to existing neighbors. Until mitigation is obtained additional approvals and permits should be stalled.

Sincerely,

A handwritten signature in dark ink, appearing to read 'Laurianna Ceja Diaz', with a stylized, flowing script.

Laurianna Ceja Diaz

1327 Adrian Avenue

San Mateo, CA 94403

cc:

emailed to the following

clerk@cityofsanmateo.org

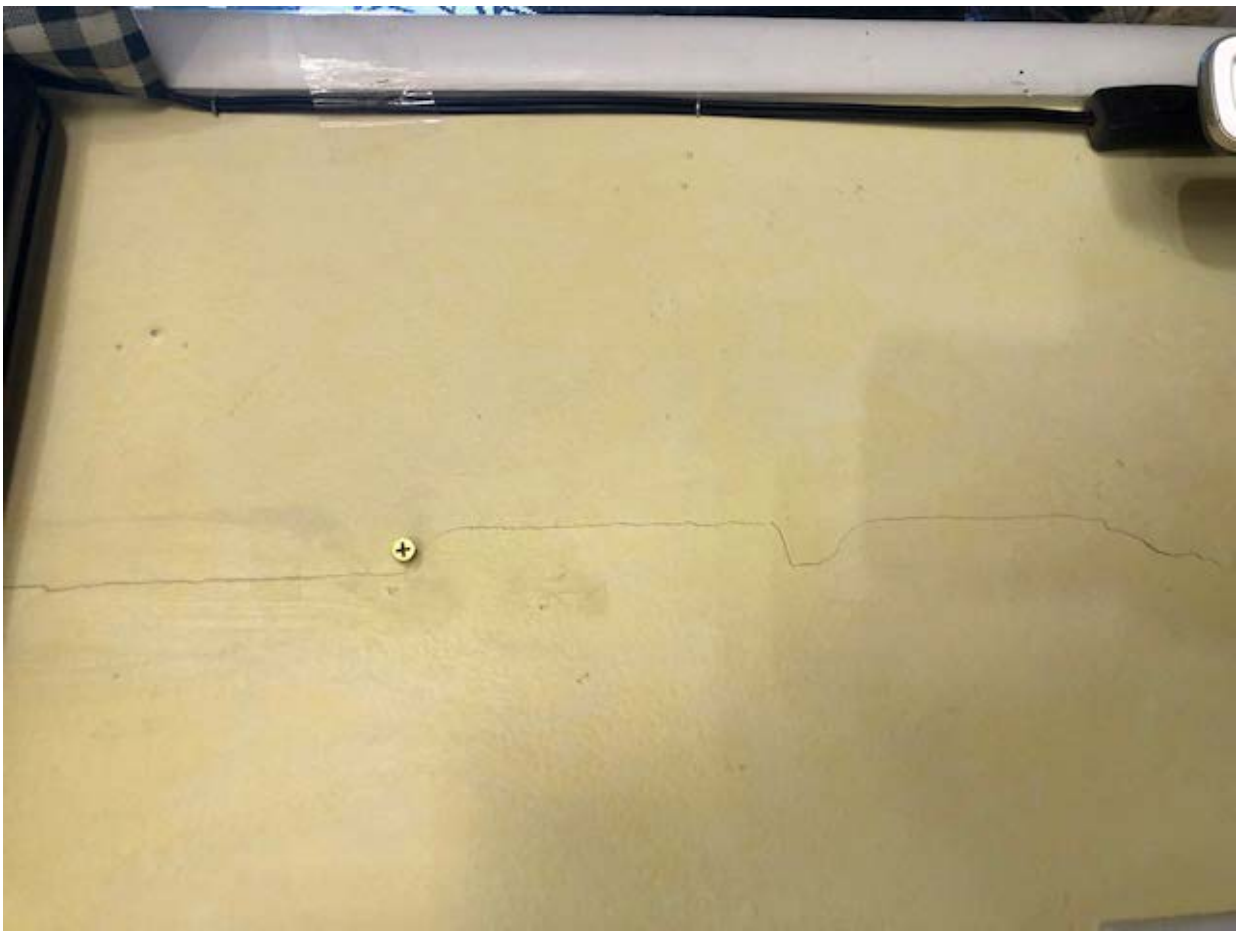
polds@cityofsanmateo.org

jdiskin@cityofsanmateo.org

From: [Sue Lombardi](#)
To: [Planning](#)
Cc: [Wendy Lao](#)
Subject: Pictures of damage to our house by Pulte
Date: Tuesday, October 27, 2020 3:34:32 PM

We are Scott and Sue Lombardi. We live at 2304 Elliott street in San Mateo. Right next to the One90 Waters Park project by Pulte. I have attached a few pictures of the damage that has occurred to our house due to the construction by Pulte. These are only a few pictures. There are many more. Please add these pictures to the Planning Commission Public Hearing tonight. I feel it is important for the public to actually see what we and our neighbors on Adrian, Holland and David Court have been going through. Thank you
Sue and Scott Lombardi.











Sent from my iPhone

From: [LISA FOBBS](#)
To: [Planning](#); [Wendy Lao](#); [Mike Titsworth](#)
Subject: Speaking Before Meeting Tonight
Date: Tuesday, October 27, 2020 1:58:29 PM

Good Afternoon,

My name is Vincent Fobbs and I am requesting to speak at tonight's meeting. I have included some videos and a few pictures of some of the damage to our home due to the Pulte construction. I would like these to be shown at the meeting as well.

Please confirm receipt of this email.

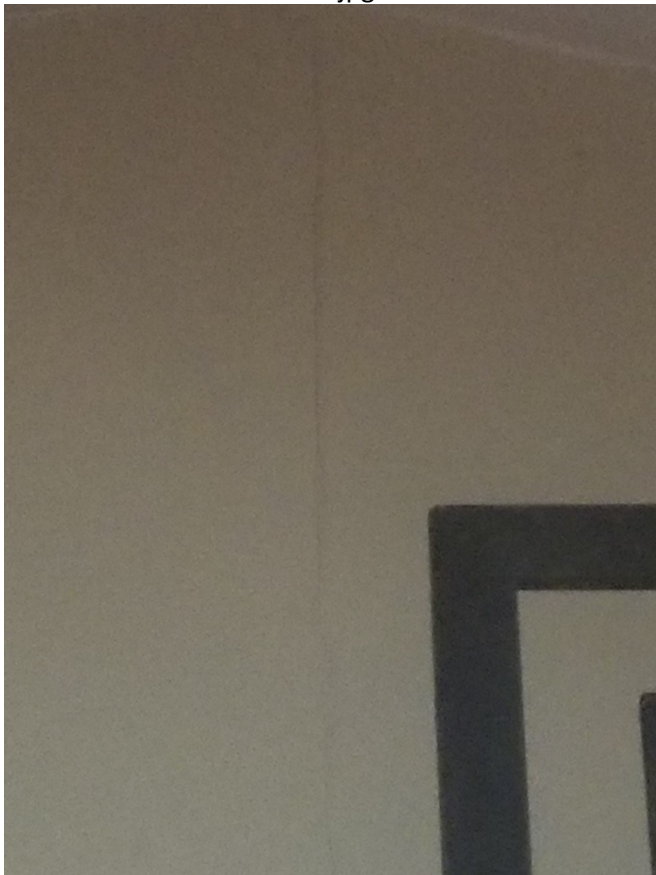
Thank You,

Vincent Fobbs

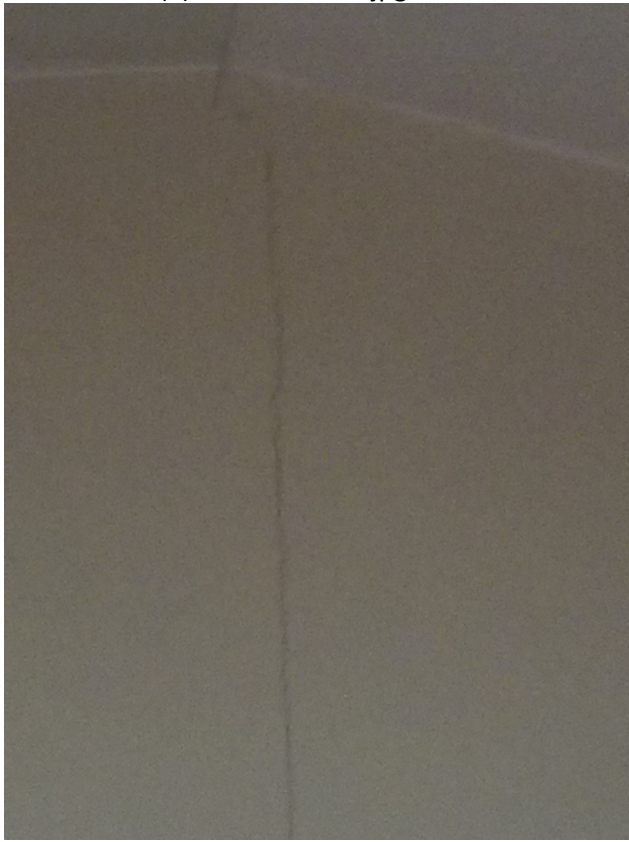
Crack on Side of House – 1383 Adrian.jpg



Crack in Wall – 1383 Adrian.jpg



Crack in Wall(2) – 1383 Adrian.jpg



Crack in Cement – 1383 Adrian.jpg



Directly behind 1383 Adrian (2) – no water truck, no cover.jpg



Directly behind 1383 Adrian – no water truck.jpg



Directly behind 1383 Adrian (3) – no water truck, no cover.jpg



Picture of equipment in backyard – 1383 Adrian.jpg



From: [e z](#)
To: [Wendy Lao](#)
Subject: Complaints regarding One90 project
Date: Tuesday, October 27, 2020 12:27:24 PM

Hi Wendy,

Below is a breakdown of what can be seen in the video and images I provided earlier.

- Constant shaking/vibration is causing damage to our homes, nausea and headaches. Our well-being is being impacted due the shaking!
- Streets covered in dirt. The street cleaners only clean Norfolk leaving Flint, Holland and Adrian Ave looking filthy. Cars & Homes covered in dirt. The large mounds of dirt not fully covered. The large mound was finally covered today 10/27/20 but was not during the windy evening over the weekend.
- Rodent issues - rats/gophers seen in our neighborhood.

Regards,

Ed

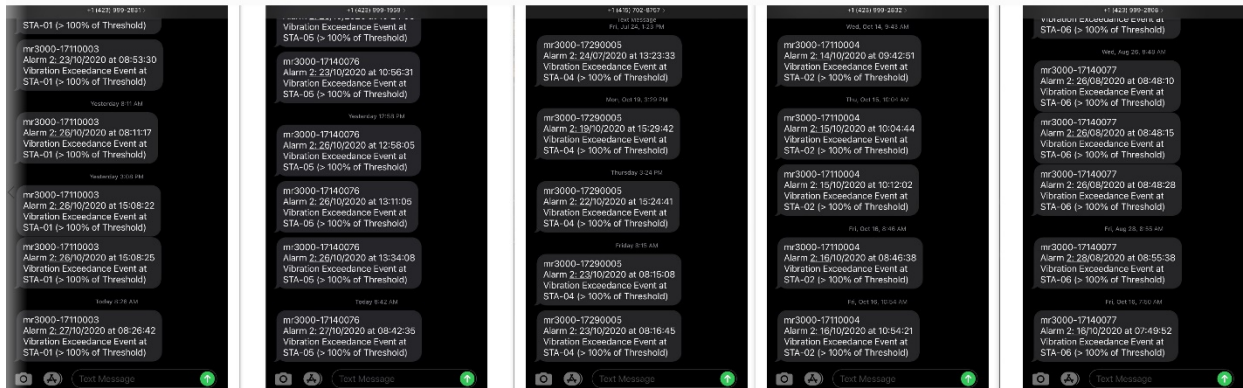


**Dirt and dust coming over to
our properties! No water trucks!**



**Norfolk and surrounding streets are dirty
due to construction!**

Daily texts due to max vibration. Constant shaking is causing damage, nausea, & headaches!



Mounds of dirt not covered or poorly covered.



Street cleaning stops on Norfolk. Flint, Holland and Adrian Ave are filthy. Cars, homes, streets are full of dirt from construction!

From: [David Chiechi](#)
To: [Wendy Lao](#)
Subject: Re: PA-2020-043 / 1,2,3 Waters Park Drive, SAR Modification
Date: Tuesday, October 20, 2020 2:01:02 PM
Attachments: [image019.png](#)
[image018.png](#)
[image021.png](#)
[image022.png](#)
[image020.png](#)
[image016.png](#)
[image017.png](#)

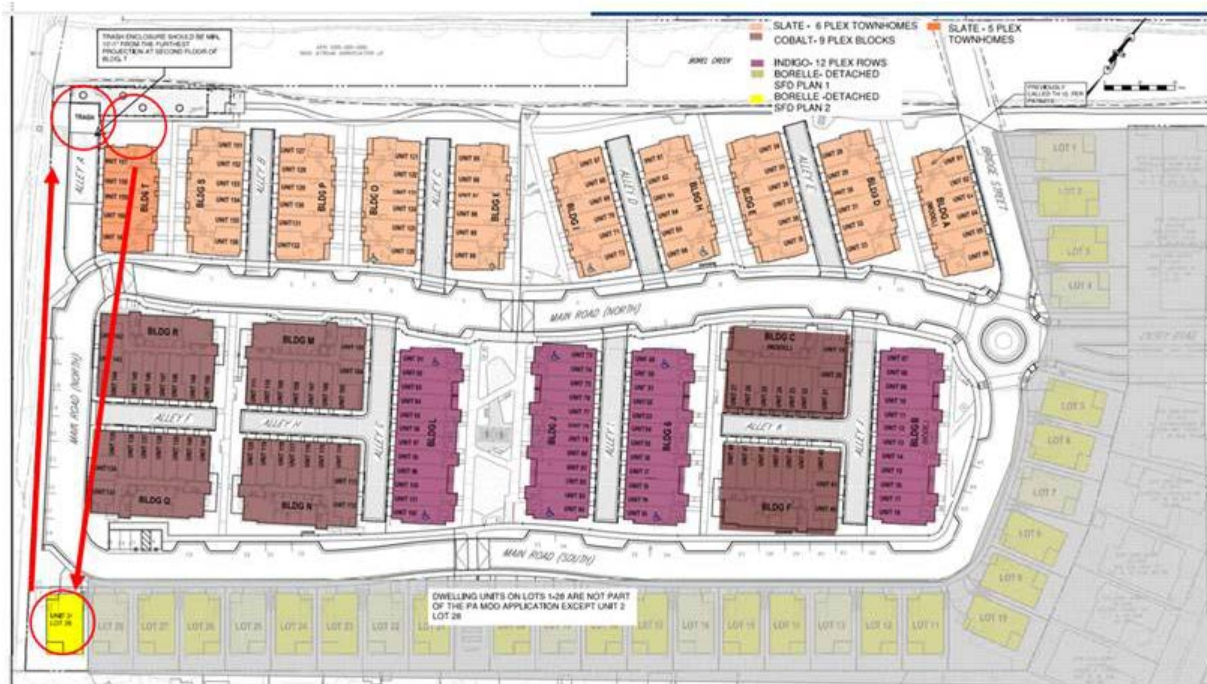
Thanks so much Wendy. This is great!

On Tuesday, October 20, 2020, 01:29:23 PM PDT, Wendy Lao <wlao@cityofsanmateo.org> wrote:

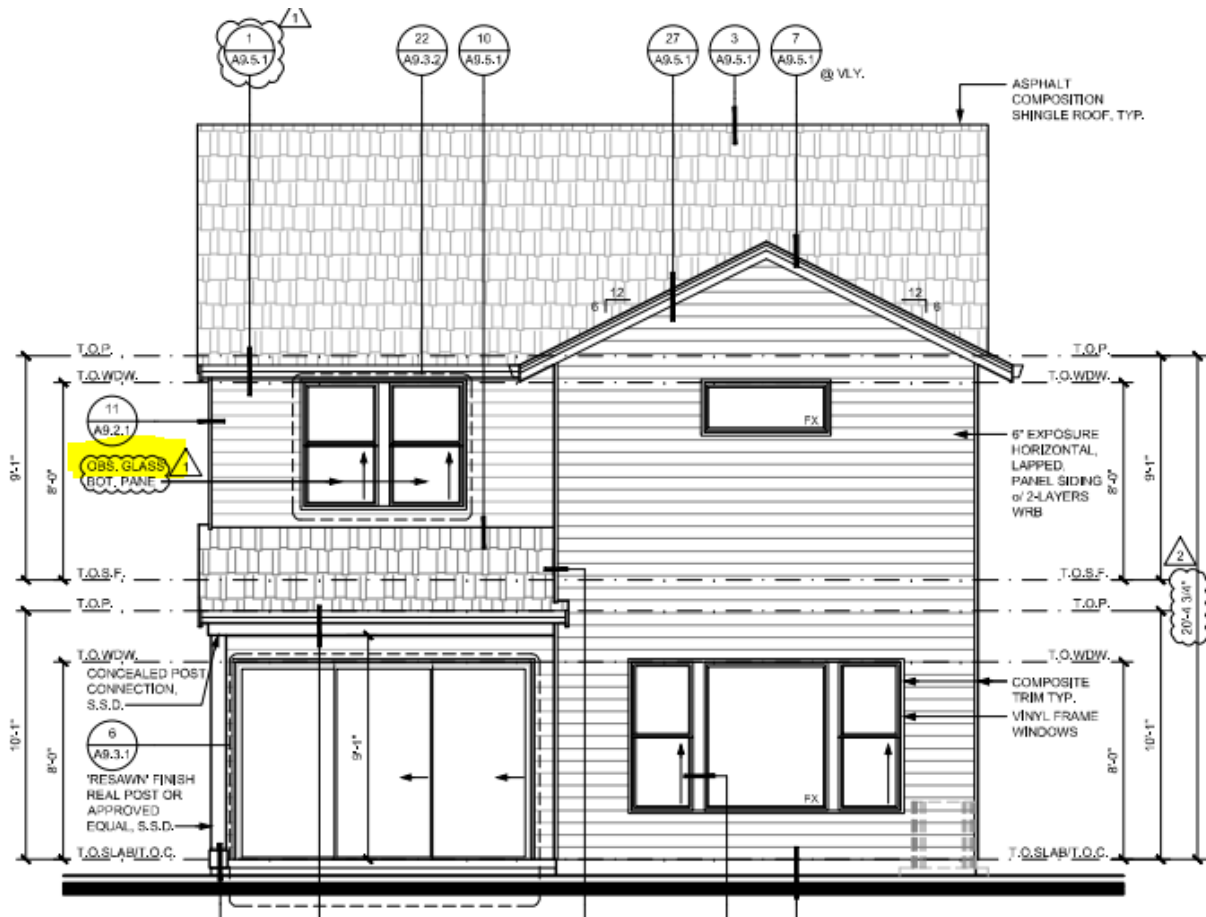
Good morning David,

Thank you for your email and question.

Below is a diagram I've marked up showing the switch between the trash enclosure, townhome, and detached unit. The trash enclosure was formerly in the bottom left corner, and has been moved to the top left corner away from some neighbors. Due to limited space to accommodate the trash enclosure and the required separation between the trash enclosure and townhome, a townhome unit on the top left corner had to be removed, and is now replaced with a detached unit on the bottom left corner.



The key changes to the specific buildings are described in the plans, with a side-by-side comparison of "before" and "after" drawings to the left. Page 7 and 8 might be good examples for floor plans for one townhome type, and page 11 could be a good example of elevations. I don't think there were many changes to the detached (single-family) units. The units will have obscured/frosted glass on the bottom portion of the upper story windows facing the rear yard for privacy reasons.



A staff report with a written summary of the changes will also be available online in a few days, which I can email to you if that's easier.

I hope this information helps. Please let me know if you have any further questions. I am also available by phone to discuss if that is more convenient.

Thank you.



Wendy Lao, AICP

Associate Planner | Community Development Department

330 W. 20th Ave., San Mateo, CA 94403

650-522-7219 | wlao@cityofsanmateo.org

From: David Chiechi <ddchiechi@att.net>

Sent: Tuesday, October 20, 2020 11:12 AM
To: Wendy Lao <wlao@cityofsanmateo.org>
Subject: PA-2020-043 / 1,2,3 Waters Park Drive, SAR Modification

Good Morning Wendy,

As a neighbor of the subject matter, I received the Notice of Planning Commission Public Hearing to take place on October 27, 2020 at 7:00 pm.

I was on the website reviewing PA 18-03 Modification Submittal (40 pages). Since it is very cumbersome to read, do you have a one page short explanation, showing before and after, of the proposed changes, specific to building height, windows and relocation of trash enclosure? We would also like to see exactly where the removal of the townhome unit and placement of the addition of a single-family residence. Can you please direct me to what pages I can find this information? My apologies but we do not have time to review every single page.

Thank you in advance for your assistance.

David & Dianne Chiechi

2323 Holland Street

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