

Regarding the zoning file PLN21-130 for proposed development at 17025 McGill Rd: We are adjacent land owners at XXXXX McGill Rd. We fully support the approval of the land use permit, grading approval and variance.

We have lived on McGill Rd for 10 years. It is a truly special place in Santa Clara county, with beautiful raw nature, but still close to the heart of Silicon Valley. There is a strong community spirit, with neighbors willing and eager to help each other and tight bonds. Some have lived up here for 40+ years! It's a privilege to live here. And while it's tempting to keep it to ourselves and avoid the disruption of a construction project, we support the rights of landowners to develop their properties and put them to positive use. The county should provide flexibility to waive requirements when appropriate in order to support this development. It is apparent that this application has been carefully prepared and should be approved.

There are only three specific comments:

- 1) The distance from the septic leach field to adjacent wells should be determined to maintain proper separation - the location of existing wells were not specifically noted on the plans.
- 2) The stormwater infiltration / detention appears to be included for compliance with C3, and in this instance, seems quite silly. Given the amount of adjacent raw land, this detention / infiltration will be inconsequential. I would encourage the waiving of this requirement and it's associated expense, as there is virtually no benefit but significant expense for the homeowner.
- 3) Bohlman Rd is quite narrow in some locations, and has frequent bicyclists and walkers in addition to cars. The base of Bohlman turns into Oak St and goes past Saratoga Elementary. Construction vehicles have been known to be driven unsafely in the past on both Oak St and Bohlam. We would suggest that conditions of approval include a traffic control plan that would define measures taken to protect the safety of everyone on the road, which could include reduced construction traffic during commute times, especially times related to the start and dismissal of the daily bell schedule for local schools, and the prohibition of large trucks / concrete trucks during those times. Advanced notice of particularly impactful events, such as concrete pours, could be made via the community email list serve.

Again, we fully support the approval of this application, and look forward to welcoming the homeowners into this special community.

Thank you

Matt and Lori Larson
XXXXX McGill Rd