

Maricela Hernandez

[REDACTED]

From: Michael Harrison <harrisonlaw@gmail.com>
Sent: Thursday, August 3, 2023 1:03:08 PM
To: James Bozajian - External <jrbozajian@earthlink.net>; Peter Kraut <pkraut@cityofcalabasas.com>; David Shapiro <dshapiro@cityofcalabasas.com>; Alicia Weintraub <aweintraub@cityofcalabasas.com>; Edward Albrecht <ealbrecht@cityofcalabasas.com>; info <info@cityofcalabasas.com>
Cc: Kindon Meik <kmeik@cityofcalabasas.com>; Michael Klein <mklein@cityofcalabasas.com>
Subject: Council Meeting on August 9, 2023, Item 11: Proposed Modifications to Story Pole Procedures for Commons Lane

Dear Mayor Shapiro and Councilmembers,

Without two additional story poles to show the depth of each building, *or* a billboard in front of the movie theater and another in the parking lot where the Building B complex will be located, I'm opposed to the applicant's proposed modifications to the City's story pole procedures.

Augmented reality/virtual reality can be used for different purposes, such as flight-training, in which case it must be as accurate as possible.

It can also be used as a sales tool for real estate, as Commissioner Washburn pointed out, but this use is far less realistic. Look at artist renderings, for example. They're usually unrealistic and make everything look better than reality.

And of course augmented reality/virtual reality can be used to create realistic-looking fantasy and fiction.

Note the attached rendering on sheet A211, which is found at page 17 of the Commons Lane entitlement application featured on the City's website. The front of Building A is 90.5 feet high, which is almost 9 stories in height. That's because the 6 floors of apartments and facilities sit atop two stories of above-ground structured parking. That's 8 stories total, hidden in the artist's rendering.

Even the 90.5 feet building height is hidden. You have to blow up the page to 300% to see the altitudes on the left side, then take the indicated altitude of the top of the roof (1062.4 feet) and subtract the altitude at the ground level of the front of the building (971.9 feet), which gives you a building height of 90.5 feet.

Building A is also lightly shaded and partially concealed. *That* is augmented reality. It's not realistic.

Finally, I don't believe anyone will use the proposed augmented reality application on their tablets or smartphones except for video gamers and those wishing to experience a novelty. If additional poles aren't feasible, then I suggest two additional billboards, with images approved by the Planning Commission to ensure that they are as realistic as possible.

Thank you for your consideration.

Kind regards,

Michael

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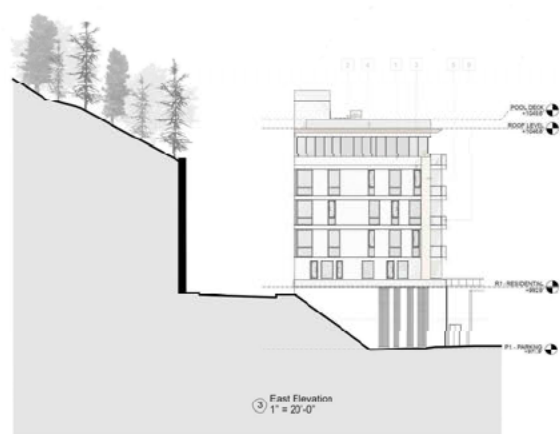
23901 Calabasas Road, Suite 2018
Calabasas, CA 91302-1597



1 North-West Elevation
1" = 20'-0"



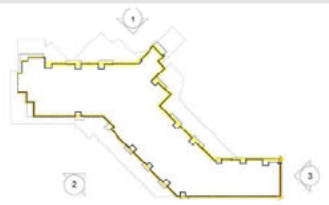
2 South Elevation
1" = 20'-0"



3 East Elevation
1" = 20'-0"

MATERIAL LEGEND

[1] PLASTER COLOR 1	[4] WINDOW GLAZING - TYPICAL
[2] PLASTER COLOR 2	[7] WINDOW GLAZING - SPANDREL
[3] METAL MULLION	[8] METAL SCREEN
[4] METAL ROOF CANOPY	[9] GLASS GUARDRAIL
[5] SOLID CURFACE CLADDING	[10] CABLE GUARDRAIL



Maricela Hernandez

Subject: FW: August 9th Commons Meeting

From: Jordan Matalon <jordanmatalon@icloud.com>

Sent: Tuesday, August 8, 2023 4:00 PM

To: James Bozajian - External <jrbozajian@earthlink.net>; Peter Kraut <pkraut@cityofcalabasas.com>; David Shapiro <dshapiro@cityofcalabasas.com>; Alicia Weintraub <aweintraub@cityofcalabasas.com>; Edward Albrecht <ealbrecht@cityofcalabasas.com>; info <info@cityofcalabasas.com>

Subject: August 9th Commons Meeting

Dear Calabasas City Council:

I could not attend the August 9 meeting of the Calabasas City Council, but I am writing in support of Caruso's request to modify the story pole requirement for their proposed improvement project. The updated approach is a smarter solution that avoids many drawbacks presented by the traditional requirement.

Thank you very much,

Jordan Matalon

Maricela Hernandez

Subject: FW: Public Comment for August 9 Council Meeting--Story Poles

From: Stephanie Williams <stephaniewilliams1000@gmail.com>

Sent: Tuesday, August 8, 2023 8:07 AM

To: James Bozajian - External <jrbozajian@earthlink.net>; Peter Kraut <pkraut@cityofcalabasas.com>; David Shapiro <dshapiro@cityofcalabasas.com>; Alicia Weintraub <aweintraub@cityofcalabasas.com>; Edward Albrecht <ealbrecht@cityofcalabasas.com>; info <info@cityofcalabasas.com>

Subject: Public Comment for August 9 Council Meeting--Story Poles

Dear Honored City Council Members:

I hope you are all doing well. I appreciate all you do for our city!

I'm writing today as an alternative to attending the City Council meeting on Wednesday, August 9, because I am helping a family member after surgery in Philadelphia this week.

As a 26-year resident of Calabasas, I greatly value our story pole requirements. However, I also believe approving the modified story pole approach proposed by the owner of the Commons is the right thing to do for our residents. A full story pole requirement for the proposed Commons changes would be dangerous and unhelpful.

When they fit the project, story poles are an important way to give the community a true sense of a development. They are especially helpful for smaller developments or new construction on unimproved land. However, story poles in the middle of the Commons parking lot will add danger and be very confusing to people trying to park or walk at the Commons.

The Commons' suggested modified approach still gives important information to the public about the proposal, without causing major disruption and danger.

The proposed project would add desperately needed housing, plus new and exciting ways for residents to dine, shop, and gather with neighbors. I urge you to not make approval more difficult than needed with impracticable and unsafe story poles. Please vote to accept this plan.

Thank you,
Stephanie Williams

Stephanie Williams
*818-312-0796

[*stephaniewilliams1000@gmail.com](mailto:stephaniewilliams1000@gmail.com)

Maricela Hernandez

Subject: FW: Aug. 9 Comment : City Council Meeting

From: Rick Young <rickbyoung@yahoo.com>

Sent: Monday, August 7, 2023 9:15 PM

To: James Bozajian - External <jrbozajian@earthlink.net>; Peter Kraut <pkraut@cityofcalabasas.com>; David Shapiro <dshapiro@cityofcalabasas.com>; Alicia Weintraub <aweintraub@cityofcalabasas.com>; Edward Albrecht <ealbrecht@cityofcalabasas.com>; info <info@cityofcalabasas.com>

Subject: Aug. 9 Comment : City Council Meeting

To: jrbozajian@earthlink.net; pkraut@cityofcalabasas.com; dshapiro@cityofcalabasas.com; aweintraub@cityofcalabasas.com; ealbrecht@cityofcalabasas.com; info@cityofcalabasas.com;

Subject: Aug. 9 Comment : City Council Meeting

To the Calabasas City Council:

As someone who visits the Commons on a regular basis, I strongly support the proposal to use a hybrid story pole approach that takes advantage of modern technology. Trying to navigate around large story poles, guide wires, heavy weights, and other materials would be extremely inconvenient for everyone who visits the Commons, while also creating a great deal of unnecessary expense. Caruso has developed a smart alternative to this unrealistic requirement that deserved to be approved.

The Caruso Group (AKA The Commons) is a vital part to our Calabasas Community and they are a strong vested part of our City. Their growth is not only about The Caruso Group but will bring additional Property Tax and Sales Tax Revenue to our City and increase our personal Property Values.

We feel it is time that Caruso proposes a make over to The Commons, and we fully support it.

We would like the to see the City of Calabasas lead the way with a make over with The Commons Center and beat Warner Center in their revised make over with Rams Center for the City of Woodland Hills,.

Thanks for your consideration.

Sincerely,

Rick and Teri Young

Maricela Hernandez

Subject: FW: Public Comment Regarding Aug. 9 Story Pole - Calabasas Commons

From: Chamil Hettiarachchi <chamil@consciouscommunity.global>

Sent: Monday, August 7, 2023 7:53 PM

To: James Bozajian - External <jrbozajian@earthlink.net>; Peter Kraut <pkraut@cityofcalabasas.com>; David Shapiro <dshapiro@cityofcalabasas.com>; Alicia Weintraub <aweintraub@cityofcalabasas.com>; Edward Albrecht <ealbrecht@cityofcalabasas.com>; info <info@cityofcalabasas.com>

Subject: Public Comment Regarding Aug. 9 Story Pole - Calabasas Commons

Dear Calabasas City Council:

I am unable to attend the City Council hearing on August 9 that is to address Caruso's modified story pole proposal for their proposed improvements at the Commons at Calabasas.

I'd like to express my strong support for Caruso on this matter: implementing the full story pole requirement would be extremely onerous and disruptive for the many thousands of Calabasas residents who visit the Commons. The alternative plan is much more sensible, while still meeting the objectives of the story pole requirement.

My family is eagerly waiting for this project to come together as we strongly believe that it would add the much needed variety to the facility with the addition of residential facilities.

I look forward to attending future hearings to continue my support for this great project.

Thank you,

Chamil Hettiarachchi

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