

To Whom It may concern,

As a point of reference, I am a property owner, live and work, in Warm Spring and pass the subject property every day. First, I want to commend the Owners and Architect for not designing a monstrosity or asking for extra building height, lot line shifts and other zoning variances!!!

Second, I encourage the City of Ketchum to take into consideration the following, in the process of approving this project;

1. The new structure will be built under the most current fire/safety and structural codes. You can be assured the present structure, built in the early 70s, does not.
2. The design is in keeping with the neighborhood and is similar to homes currently being built in many Ketchum and Blaine County neighborhoods.
3. As a property owner, I assume when purchasing real estate, I will be able to build or make improvements, to the property, in the future, within the mandates of current zoning codes, plat restrictions and easements, without undue public scrutiny.

As public officials, you can rest assure, this project is welcomed by many of the Warm Spring neighbors.

Thank you for your consideration,

Jeff Smull

116 Ritchie Drive.

P.s. Please insert this email into public comment section of the P&Z process.

From: Mark Kern <markdkern@me.com>

Sent: Friday, May 15, 2020 6:05 AM

To: Abby Rivin <ARivin@ketchumidaho.org>; CRAIG LAWRENCE <clawrenceaia@msn.com>

Cc: Jamey Kern <jameykern@me.com>

Subject: Re: Duplex proposal - plans attached

Hi Abby and/or Craig,

We are very appreciative of applicant's willingness to install story poles at the maximum roof peaks. Additionally, we are hopeful they will also install story poles at north corners where elevations are nearly as high but also pushed to setbacks. The NW corner will have greatest impact of Bald Mt view from our view windows, a sense of sheer dimensions of generally a flat back wall will be better visualized as it is moved closer to property lines, direct sunlight/view impact for all neighbors, and project scale in neighborhood.

- Is applicant also willing to install project's north corner story poles as well?
- Will city representatives, applicants, and applicants' representatives be willing to schedule a site visit to our residence once story poles are installed prior to application approval? You are all welcome and invited.

Greatly appreciated,

Jamey and Mark Kern
401A Sage Road
Ketchum, ID 83340
248.914.4272

Hi,

I wanted to take a minute to weigh in on the Waddell/Roush duplex plans for 3020 Warm Springs Road. I think they've done a wonderful job in their design and hope to see it constructed in the near future. Please insert my note into the public comment section of the P&Z process.

Thank you for your consideration.

Sincerely,

Kristen Jarvis
111 Huffman Drive
Ketchum, ID 83340

#206-954-2122