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RE: Letter of Support of Brandywine- 1814 & 1818 E. 1st Street, Santa Ana

Planning Commission Chair and Commissioners:

Brandywine Homes is proposing to develop two vacant parcels with 35 single-family attached townhomes, six of which are proposed as Live/Work and four as moderately affordable housing. The proposed townhouse buildings will range in height from 3-4 stories designed with roof top decks and tuck-under parking. The units are all 3 bedrooms and range in size from 1,513 to 2,379 sq. ft. in size.

C&C owns and operates commercial property within the Metro East Mixed Use Overlay Zone in close proximity to the Brandywine site. Our firm is very familiar with Brandywine Homes leadership and their quality development of infill projects across Southern California. They have recently completed communities in the City of Placentia and Fullerton, along with many communities in Los Angeles County.

The vacant site of 1814 & 1818 E. 1st Street is a good location for needed for-sale residential housing. This project presents an opportunity for the development of needed for-sale housing for 35 families/occupants who will work and spend time and money in the City.

We recommend that the Planning Commission approve this project, enabling 35 new residential homes that include potentially six new businesses in the live work units, and four moderately affordable home to deserving and hardworking families.

Sincerely,



Todd Cottle