

Basis for Objection to DHCA Decision Regarding Accessory Dwelling
Unit

Reference No. 95924

907 Nora Drive is not Mr. Jose A Santos, AKA Arilton Santos or Jose Arilton Dos Santos' primary residence. His primary residence is 904 Nora Drive. He already has constructed an ADU at 904 Nora Drive. The ADU at 904 Nora Drive is less than 500 feet from the proposed 907 Nora Drive ADU. Mr. Santos is currently renting 907 Nora Drive to two families: one living upstairs and one living downstairs. The upstairs family parks in the two-car driveway. The downstairs family parks on Renick Lane. The proposed ADU would create further congestion on the already narrow Renick Lane.

Additionally, there are currently several homes on Nora Drive some licensed, some not, that are Air B & B properties that are occupied by multi families or individuals. The resulting congestion from the parking sometimes makes it difficult to get down the street. There are often as many as 6 or 7 vehicles parked at some homes. This is a dead end street, and as a resident that lives at the very end of the street, there are concerns that emergency vehicles would find it difficult to get down the street. We have had this problem in the past. There are commercial vehicles parked overnight on the street as well as untagged vehicles on properties. Many people feel it's ok to park on the front lawn. The addition of another ADU on this street will only add to this chaos.

Exhibit 2
OZAH Case No: ADO 25-01