

Exhibit B

## Robert Holt

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**From:** Christian Safian <chrissafian@yahoo.com>  
**Sent:** Tuesday, May 07, 2024 10:58 AM  
**To:** John George  
**Cc:** Robert Holt; kcloveortho@gmail.com  
**Subject:** Appeal for Development Permit Application No. P23-01190  
**Attachments:** Christian Safian Appeal of No P23-01190.docx

External Email: Use caution with links and attachments

Hello Mr. George,

Please see the attached document as my appeal. If you have any questions, please feel free to contact me.

Respectfully,

Christian C Safian  
559-930-3652

Dear City of Fresno Planning Commissioners,

I am writing to you in opposition of the Development Permit Application No. P23-01190 for the 114-unit multi-family complex at the southwest corner of East Copper River Drive and North Maple Avenue. Our community already has what I feel is an abundance of multi-family complex with one being a massive one on the corner of Friant and Copper and another one on the corner of Chestnut and Copper. These two feed into my child's school of Fugman Elementary which we have heard is projected to be at capacity for the following school year and the massive complex isn't even half built out from what it looks like driving by. I am all for apartments, do not get me wrong, Copper River is a beautiful place to live and raise children, but we must be mindful of over saturation and strain and this will be felt on the roadways and at Fugman Elementary.

My wife is on the Fugman Elementary School Site Council board, Parent Advisory Committee and SART Committee at Fugman and at their meetings every one, issues of traffic, safety for the kids, cross walks, parking lots come up. Parents have contacted the police department as well as Councilman Garry Bredefeld to address those issues. As it is, it is too many people and not fair for those in the area to be overflowed to other schools if it is impacted. Not to mention the relationships that people such as my wife have harbored all these years. Making sure she knows the parents whom our child hangs out with, raising funds for the school to help children out for years to come. With multi-family complexes, people are known to come and go and those relationships get diminished. We have enough multi-family complexes in this small 1.5-mile radius that feed into Fugman.

I had not heard that this parcel got divided and split into the commercial and this complex. Last we heard the community was polled by Granville Homes and the majority wanted a market so we were shocked to drive by, see development happen and call to find out it was changed without notification and will now be this.

I am not a professional on knowing what should go there. I know when my wife's grandmother moved here she wanted a 55 and up neighborhood like the one she came from to move to and Fresno majorly lacks those. She could only find one. That would be a great alternative. We love how walkable the community is and this would help with the parking there as well. I am fearful that this complex will create parking on the street issues, crime with those vehicles getting broken into like at the Tempranillo Complex. Daily you see the overflow vehicles with glass shattered next to them. Something on this parcel that would create community, people invested in the area, who want to stay is some thing I would like to see.

I am worried about crime as well. My wife is the HOA President of Villa Alicante and has been dealing with break-in's and vandalism in our community, filing police reports, filing penal code signs for the entrances, she is part of a major area Neighborhood Watch Program now since crime has ramped up in the 15 years we have lived in this area.

Please take into consideration a change for this parcel. I also signed the petition to appeal this project but wanted to share some personal thoughts.

Thank you for your consideration,

Christian C. Safian

## Robert Holt

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**From:** Kristin Safian <kcloveortho@gmail.com>  
**Sent:** Tuesday, May 07, 2024 4:55 PM  
**To:** John George  
**Cc:** Robert Holt; Lisa Sasaki  
**Subject:** Appeal Against Development Permit No. 23 -01190  
**Attachments:** Appeal P23-01190 #2.pdf; Appeal P23-01190 #1 .pdf

External Email: Use caution with links and attachments

To Mr. John George,

Please see the attached Appeal Against Development Permit Application No. 23-01190. These are for the greater Copper River Ranch Areas and Fugman Elementary Boundary. Due to the size of the scan, I had to do two separate attachments. Thank you for your consideration and please do not hesitate to contact me should you have any questions.

Regards,

Kristin Safian  
559-476-0640



Appeal Against Development Permit Application No. P23-01190.

We, the undersigned residents and concerned citizens of the Copper River Ranch neighborhood/Fugman Elementary school boundary lines, hereby petition against the proposed construction of the 114-unit multi-family complex at the southwest corner of East Copper River Drive and North Maple Avenue, application no. P23-01190.

Whereas, the construction of a multi-family complex in our community will significantly impact the quality of life and character of our community in the following ways:

1. **Traffic Congestion:** The increased influx of residents will lead to a surge in traffic, creating congestion at the roundabout & surrounding streets, potentially compromising pedestrian safety. The roadways that surround this complex were not designed for this number of residents.
2. **Parking Issues:** The limited parking spaces available will be insufficient to accommodate the additional vehicles brought by the residents of the multi-family complex, exacerbating parking problems for current residents. There is an existing commercial complex on the northwest corner of E. Copper Drive and N. Maple Avenue that is directly adjacent to this proposed development. Since the opening of the Mad Duck Restaurant, the parking lot for this commercial complex is near capacity every evening. We are concerned that with the lack of adequate parking for the multi-family complex, the overflow will impact both the Rite Aid parking lot on the northeast corner of E. Copper Drive and N. Maple Avenue and add parked vehicles along surface streets.
3. **Strain on Infrastructure:** Our neighborhood's infrastructure, including sewage systems, water supply, and public services, may not be equipped to handle the increased demand resulting from the addition of a 114-unit multi-family complex. There are additional concerns with the police and fire departments that are already stretched thin covering our area. As of lately, there is a large-scale crime spree that has occurred in the Northeast Fresno area and several residents living in gated communities have felt the need to hire private security to patrol our neighborhoods due to the current increase in crime.
4. **Change in Community Dynamics:** The introduction of a large-scale multi-family complex may disrupt the dynamics leading to social and community changes that are not desired by current residents. This impact can already be felt by the massive multi-family complex "The Lark at Copper River", on the corner of Friant Road and E. Copper Avenue, which is currently only half complete, "Tempranillo Apartment Homes" on the corner of N. Chestnut Avenue and E. Copper Avenue, in addition to "Lennar at the Brambles" on E. Copper Avenue between Willow and Chestnut Avenues. Fugman Elementary is the "home school" for these existing complexes. As a result of saturating this small area with multi-unit family housing, the Clovis Unified School District underwent a massive boundary change in the last few months. Currently, Fugman Elementary has 862 students and their maximum capacity (including the portable classrooms) is 899 students. The CUSD redistricting has now impacted those children living at "Lennar at the Brambles" who will now have to go to another elementary school which is further from their current residence. When the proposed multi-family complex is complete and at capacity, where will the children attend elementary school? There will be major implications for these children and their families.

Fresno is facing a massive budget deficit. Resources are stretched thin regarding police, fire, and schools. Our trash service is underfunded, and rates are going up. Why is the city allowing new development in areas that results in an increase in the boundaries for service, rather than revitalizing existing areas within city service/infrastructure boundaries. The new apartments are being priced at obscene rents and will do nothing to address the alleged housing shortage. Why can't the City of Fresno look at gentrification in other Fresno areas to help improve growth and stability in those neighborhoods by preserving affordable housing.

- 5. Sense of community among residents:** Long-term residents create a place of peacefulness, safety and longevity. We would suffer the loss and the sense of community where you get to know your neighbors, those who are invested in the area, and those who pay a premium to live in Northeast Fresno. By knowing your neighbors that can help establish "neighborhood watch" groups and help each other when the city is unable to provide services. Those individuals who live in multi-family housing complexes are often short-term renters who come and go and have no vested interest. Just look at the crime reported on the Nextdoor app and ring.com app. The crime in our area is increasingly getting worse.

Instead of building another multi-family housing complex, why can't the City of Fresno or the developers of the Copper River Ranch master planned community give our neighborhood something of unlimited value, a neighborhood park? Parks provide intrinsic environmental, aesthetic, and recreational benefits to our community. They are places where families can gather, and children can play. They are also a source of positive economic benefits which can enhance property values, attract young families, new homebuyers and retirees.

Single-family homes or a 55+ community are also other options that we feel could help mitigate the above impacts as well.

Therefore, we urge the local planning authorities and City Council to reconsider the approval of the proposed multi-family complex and instead explore alternative developments that are more conducive with the character and needs of our neighborhood.

We, undersigned, stand united in opposition and call on the City of Fresno Planning Commission to stop the progress of the 114-unit multi-family complex at the southwest corner of East Copper River Drive and North Maple Avenue.

Signature:                      Name:                              Address:

1 John K. Baird	John Baird	2158 E Olympic Ave
William E. Allen	William E. Allen	2155 E. Olympic Ave.
Betsy Allen	Betsy Allen	2155 E. Olympic Ave.
<del>Paul A. Allen</del>	Tony Audino	2139 E Olympic Ave.
<del>Brianne Audino</del>	Brianne Audino	2139 E. Olympic Ave.
Craig Duerr	CRAIG DUERR	10721 N. BACKER AVE
7 Ann Beigy	ANN Beigy	2143 E. Olympic Ave



Fresno is facing a massive budget deficit. Resources are stretched thin regarding police, fire, and schools. Our trash service is underfunded, and rates are going up. Why is the city allowing new development in areas that results in an increase in the boundaries for service, rather than revitalizing existing areas within city service/infrastructure boundaries. The new apartments are being priced at obscene rents and will do nothing to address the alleged housing shortage. Why can't the City of Fresno look at gentrification in other Fresno areas to help improve growth and stability in those neighborhoods by preserving affordable housing.

- Sense of community among residents:** Long-term residents create a place of peacefulness, safety and longevity. We would suffer the loss and the sense of community where you get to know your neighbors, those who are invested in the area, and those who pay a premium to live in Northeast Fresno. By knowing your neighbors that can help establish "neighborhood watch" groups and help each other when the city is unable to provide services. Those individuals who live in multi-family housing complexes are often short-term renters who come and go and have no vested interest. Just look at the crime reported on the Nextdoor app and ring.com app. The crime in our area is increasingly getting worse.

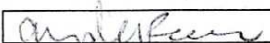
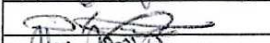
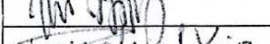
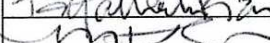
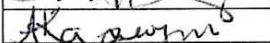
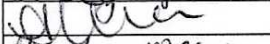
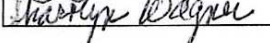

Instead of building another multi-family housing complex, why can't the City of Fresno or the developers of the Copper River Ranch master planned community give our neighborhood something of unlimited value, a neighborhood park? Parks provide intrinsic environmental, aesthetic, and recreational benefits to our community. They are places where families can gather, and children can play. They are also a source of positive economic benefits which can enhance property values, attract young families, new homebuyers and retirees.

Single-family homes or a 55+ community are also other options that we feel could help mitigate the above impacts as well.

Therefore, we urge the local planning authorities and City Council to reconsider the approval of the proposed multi-family complex and instead explore alternative developments that are more conducive with the character and needs of our neighborhood.

We, undersigned, stand united in opposition and call on the City of Fresno Planning Commission to stop the progress of the 114-unit multi-family complex at the southwest corner of East Copper River Drive and North Maple Avenue.

Signature:                      Name:                              Address:

1		Amanda Rowin	1921 E. Via Fiere Ave
		Adriana Otanez	11959 N Haidyn Ave
		Vanida Beigy	2143 E. Olympic Ave.
		Divina Missakian	1275 E Via Azzurra Way
		Mananna Sarkisyan	11356 N Via Milano Way
		Aghavush Kazaryan	1705 E Buena Salud Way
		Silva Zambrano	2328 E. Kynziee Ave
8		Sherelyn Wagner	1657 E. Benvenuto, Fresno

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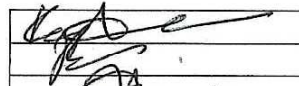

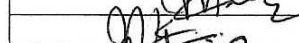




- Sense of community among residents:** Long-term residents create a place of peacefulness, safety and longevity. We would suffer the loss and the sense of community where you get to know your neighbors, those who are invested in the area, and those who pay a premium to live in Northeast Fresno. By knowing your neighbors that can help establish "neighborhood watch" groups and help each other when the city is unable to provide services. Those individuals who live in multi-family housing complexes are often short-term renters who come and go and have no vested interest. Just look at the crime reported on the Nextdoor app and ring.com app. The crime in our area is increasingly getting worse.

Instead of building another multi-family housing complex, why can't the City of Fresno or the developers of the Copper River Ranch master planned community give our neighborhood something of unlimited value, a neighborhood park? Parks provide intrinsic environmental, aesthetic, and recreational benefits to our community. They are places where families can gather, and children can play. They are also a source of positive economic benefits which can enhance property values, attract young families, new homebuyers and retirees.

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Signature:	Name:	Address:
	KAMALJEET KAUR	2211 E. SUMMITVIEW DR FRESNO 93730
	JASJIT SINGH	2211 E. SUMMITVIEW DR FRESNO 93730
	MANDEEP SINGH	11858 N RIDGEWAY DR FRESNO 93730
	MANDEEP KAUR	11858 N RIDGEWAY DR FRESNO 93730
	MANJEET KAUR	11858 N RIDGEWAY DR FRESNO 93730
	NIVEDITA NIJHAWAN	11877 N Ridgeway Dr Fresno CA 93730
	AMIT NIJHAWAN	11877 N Ridgeway Dr Fresno, CA 93730



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We, undersigned, stand united in opposition and call on the City of Fresno Planning Commission to stop the progress of the 114-unit multi-family complex at the southwest corner of East Copper River Drive and North Maple Avenue.

Signature:	Name:	Address:
<i>Kasey Krawkup</i>	Kasey Krawkup	11511 N. Sloan Ave Fresno CA 93730
<i>Red Krauskup</i>	Red Krauskup	11511 N Sloan Ave Fresno, CA 93730
<i>C. Melenbacher</i>	Cindy Melenbacher	11690 N LINKS DR
<i>Bob Melenbacher</i>	BOB MELENBACHER	11690 N. LINKS DR
<i>Christine Barcus</i>	Christine Barcus	11483 N. Sloan Ave Fresno CA 93730
<i>Bill Barcus</i>	Bill Barcus	11483 N. Sloan Ave Fresno CA 93730

Fresno is facing a massive budget deficit. Resources are stretched thin regarding police, fire, and schools. Our trash service is underfunded, and rates are going up. Why is the city allowing new development in areas that results in an increase in the boundaries for service, rather than revitalizing existing areas within city service/infrastructure boundaries. The new apartments are being priced at obscene rents and will do nothing to address the alleged housing shortage. Why can't the City of Fresno look at gentrification in other Fresno areas to help improve growth and stability in those neighborhoods by preserving affordable housing.

- Sense of community among residents:** Long-term residents create a place of peacefulness, safety and longevity. We would suffer the loss and the sense of community where you get to know your neighbors, those who are invested in the area, and those who pay a premium to live in Villa Alicante. By knowing your neighbors that can help establish "neighborhood watch" groups and help each other when the city is unable to provide services. Those individuals who live in multi-family housing complexes are often short-term renters who come and go and have no vested interest. Just look at the crime reported on the Nextdoor app and ring.com app. The crime in our area is increasingly getting worse.

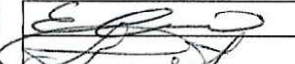
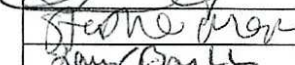
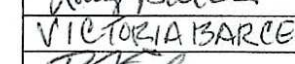
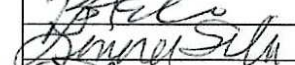
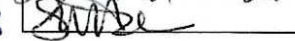



Instead of additional multi-family housing complexes, why can't the City of Fresno build a neighborhood park? Parks provide intrinsic environmental, aesthetic, and recreational benefits to our community. They are places where families can gather, and children can play. They are also a source of positive economic benefits which can enhance property values, bring in homebuyers and attract retirees.

Single-family homes or a 55+ community are also other options that we feel could help mitigate the above impacts as well.

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Signature:                      Name:                              Address:

1		Elina Kasapetyan	2140 E. Las Palmas Dr.
		Sona Khachatryan	2140 E Las Palmas Dr.
		Stephanie Moreno	1120 N El Encanto Ln
		Larry Barcellos	2128 E Las Palmas Dr
		Victoria Barcellos	2128 E. LAS PALMAS DR
		Bradley Silva	11083 N Via Hermosa Way
		Lenora Silva	11083 N. Via Hermosa Way
8		Mischelle DiCiccio	2176 E. Las Palmas Dr.

















## Robert Holt

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**From:** Kristin Safian <kcloveortho@gmail.com>  
**Sent:** Tuesday, May 07, 2024 4:51 PM  
**To:** John George  
**Cc:** Robert Holt; Lisa Sasaki  
**Subject:** Villa Alicante Appeal Against Development Permit No. 23 -01190  
**Attachments:** Villa Alicante Appeal P23-01190.pdf

External Email: Use caution with links and attachments

To Mr. John George,

Please see the attached Appeal Against Development Permit Application No. 23-01190.  
Thank you for your consideration and please do not hesitate to contact me should you have any questions.

Regards,

Kristin Safian, President HOA of Villa Alicante kcloveortho@gmail.com  
(559) 476-0640

Appeal Against Development Permit Application No. P23-01190.

We, the undersigned residents and concerned citizens of Villa Alicante, hereby petition against the proposed construction of the 114-unit multi-family complex at the southwest corner of East Copper River Drive and North Maple Avenue, application no. P23-01190.

Whereas, the construction of a multi-family complex in our community will significantly impact the quality of life and character of our community in the following ways:

1. **Traffic Congestion:** The increased influx of residents will lead to a surge in traffic, creating congestion on our shared roundabout & surrounding streets, potentially compromising pedestrian safety. The roadways that surround this complex were not designed for this number of residents.
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Signature:

Name:

Address:

9		Peter Chulumere	2086 E Kings Court Way
		Amber Contino	2182 E Aberdeen Way
		Joseph Contino	2182 E Aberdeen Way
		Shelby Scribner	2182 E Aberdeen Way
		Melissa Javid	11302 N. Knottling Hill Dr.
		Tackor Javid	11302 N. Knottling Hill Dr.
		Ananna Javid	11302 N. Knottling Hill Dr.
		Sitan m. Ramirez	11301 N. Knottling Hill Dr.
		Vanessa Cazzell	11301 N. Knottling Hill Drive
		Milo Cazzell	11301 N. Knottling Hill Drive
		Chris Darakjian	11290 N. Knottling Hill Drive
20		Janine Di	11204 N. Glasgow Dr. Fresno
		Shontel Bennett	11204 N. Glasgow Dr. Fresno
		Jordan Bennett	2199 E Strathspay Way Fresno 93730
		THIN GAINER	2199 E Strathspay Way Fresno 93730
		SCOTT GAINER	11243 N. Knottling Hill, Fresno 93730
		JOSE ROSSELLO	11243 N. Knottling Hill, Fresno 93730
		Kim Derrick	2192 E STRATHSPAY WAY, 93730
		Du Rederick	11254 N. Knottling Hill Dr. 93730
		TERESA BANIELE	11254 N. Knottling Hill Dr. 93730
30		ABDEL AFFANY	11378 N. Knottling Hill Dr.
		Nelli Kroyan	11378 N. Knottling Hill Dr.
		GOR KROYAN	2185 E. ABERDEEN AVE FRESNO 93730
		NUNE KROYAN	2185 E. ABERDEEN WAY FRESNO 93730
		Julie Han	1867 E. Green Sage 93730
		J. MIKE M <sup>SE</sup> GOWAN	11375 N. Knottling Hill Dr 93730
		CORINNE M <sup>SE</sup> GOWAN	11314 N. Knottling Hill Dr 93730
		Deanna Mooshagian	11314 N. Knottling Hill Dr 93730
		Cary Mooshagian	11206 N. Knottling Hill Dr. 93730
		KIRAN SINGH	11206 N. Knottling Hill Dr. 93730
40		PETER SINGH	11271 N. GLASGOW DR 93730
		Mariko Liang	11271 N. Glasgow Dr. Fresno CA 93730
		PAOLA RAMIREZ	11236 N. Glasgow Dr. Fresno, CA 93730
		Ivan Ramirez	11370 N. Knottling Hill Dr, Fresno, CA 93730
		Namie Ishihara	11370 N. Knottling Hill Dr. 93730
		Tack Ishihara	11252 N. Glasgow Dr, Fresno, CA 93730
		Frank Liang	11252 N. Glasgow Dr Fresno CA 93730
		Alexander T. Liang	11236 N Glasgow Dr Fresno CA 93730
		Julien Liang	11326 N. Glencastle Way CA 93730
		Christian Sahian	2194 E Spey Valley Dr. Fresno 93730
50		Kristin Sahian	2194 E. Spey Valley Dr Fresno 93730
		TINA SILVAS	2194 E. Spey Valley Dr Fresno 93730
		Brent Folland	11255 N. Glasgow DR. Fresno 93730
		LAURA FOLLAN	2126 E. Kings Ct Way, 93730
		Ian Johnson	2126 E. Kings Ct Way, 93730
55		Elizabeth Johnson	2110 Kings Ct Way 93730



Signature:

Name:

Address:

	Signature:	Name:	Address:
56		Michelle Cardot	11351 N. Knottling Hill Dr.
		Larry Kitahara	2722 E. Spay Valley Dr.
		Linda Henry	11278 N. Knottling Hill Dr.
		Debbie Combs	11363 N. Knottling Hill Dr Fresno
60		Michal Combs	11363 N. Knottling Hill pr Fresno
		Patricia Khwaja	2245 E. Spay Valley Dr. Fresno
		David Anthony Hayman	11350 Glendastle Way
		Lorena Valdivia	11277 N. Burnhaven Way Fresno 93720
		David Valdivia	11277 N. Burnhaven Way Fresno 93722
		Britny Valdivia	11277 N. Burnhaven Way Fresno CA 93722
		MARINELL SUNIO	11207 N. GLASGOW DR. FRESNO 937
		GILBERT SUNIO	11207 N. Glasgow Fresno CA
		Kim Beck	11217 N. Burnhaven Dr
		Tom Beck	11217 N. Burnhaven Dr
70		Yolanda Romo	11362 N Knottling Hill Drive Fresno CA

out of town but said to sign their name