

OUR COASTAL VILLAGE, INC.
AND
CHESTNUT MANAGEMENT, LLC
P.O. BOX 108
YACHATS, OREGON 97498-0108

January 10, 2025

Via Email planningdepartment@ci.florence.or.us

Florence Planning Commission
250 Highway 101
Florence, Oregon 97439

Re: Resolutions PC 24 27 PUD 01, PC 24 28 SUB 01, Elm Park PUD and Replat

Dear Chair Harris, Vice-Chair Ubnoske, and Commissioners:

Staff suggested we needed to exclude a stormwater facility in the southwest corner of Lot 2 from open space.

Exhibit A hereto is a revised calculation of open space and recreation space. This will affect calculating the "land" portion of the buy-in for a deficit in open space related to the City's Elm Park.

Exhibit B is a revised calculation of coverage by buildings, sidewalks and parking, stormwater facilities, and landscaping. The revised landscaping percentage is 34.9%.

Also attached is an updated The Record summary.

Please let me know if you have any questions.

Sincerely,

OUR COASTAL VILLAGE, INC.

By


K. Layne Morrill, President.

CHESTNUT MANAGEMENT, LLC

By


K. Layne Morrill, Manager