

March 27, 2007

Hearing Date July 8/20  
for site plan

Mr. Shane Burckle  
City of Newport Beach  
Code and Water Quality Enforcement  
3300 Newport Boulevard  
Newport Beach, CA 92663-3384

RECEIVED BY  
PLANNING DEPARTMENT

JUN 05 2007

CITY OF NEWPORT BEACH

RE: 1132 Ebbtide, Corona del Mar

Dear Mr. Burckle:

As per our telephone conversation, we are requesting that the City of Newport Beach enforce the Site Regulations (Municipal Code 20.60.030) limiting the height and open construction requirements of the fences, walls and hedges at the Fruchbom residence located at 1132 Ebbtide. We also request that we be formally notified should an application for any modification or variance to the Site Regulations be submitted to the City for the above residence.

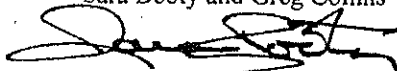
We regret having to involve the City in this matter but we are left with no other recourse. The hedges have grown to a height that has almost completely blocked our Sunset and Catalina Island view from our living room, and the Fruchboms have made it clear that they are not concerned with our view and have no intention of trimming their hedges to a height that would restore our view.

We are very respectful of the property rights and privacy concerns of others and therefore were reticent to even approach the Fruchboms. However, given the height of the hedges and that the Fruchboms had no apparent intention of ever limiting the height, we initially approached them in May of 2005 and verbally requested that they trim their hedges. As our view continued to be eroded by the growth of the hedges, we sent a letter in November of 2006, requesting that they consider trimming at least a portion of the hedges that have cut out so much of the view that we have enjoyed for the last 40 years. We enclosed a copy of the attached photograph that demonstrates the impact of their wall, fence and hedges upon our view (that's Catalina Island you see between the hedges).

Over the course of the last couple of months, we have discussed our concerns with the Fruchboms but they are unwilling to voluntarily trim even a portion of their Crown Drive hedges to the height of their Ebbtide hedges over which they enjoy their view. They have expressed a concern that if any portion of their Crown Drive hedges are cut to a height of less than 10 feet, one of our neighbors down and across Crown Drive might be able to see into their bedroom from a second story window. They are unwilling to even consider installing shades or blinds on their bedroom windows, or constructing any other screening that might in any way restrict their views. While we can understand their desire to gain privacy, we do not believe that it should be at our expense. We only wish that we could resolve this in a cooperative neighborly manner.

Thank you for your consideration,

Sara Booty and Greg Collins



2739 Windover Drive  
Corona del Mar, CA 92625  
949/644-7435



