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From: **Susan Hoover** <[REDACTED]>

Date: Wed, Jan 19, 2022 at 4:46 PM

Subject: Comment for Planning Commission 1/19/2022 DDR for Canyon Springs Estates, Lot 35

To: Tom C. Dansie <tdansie@springdale.utah.gov>, Darci Carlson <dcarlson@springdale.utah.gov>

Hi Tom,

I know I'm a little late with this comment for tonight's meeting. My apologies, but I have been traveling and the email notice that came out on Friday 1/14/22 about this meeting is the first time that this topic was included as an agenda item. As I have been on the road for the past week or so, this is the first time I've been able to get to my computer to look over the plans.

I want to let you and the Planning Commission know that, according to CC&Rs for Canyon Springs Estates CC&Rs (Washington County Recorded Document Id #00535976), on Exhibit B sheet 1, Lot 35 has a 1-story building height restriction, indicated by a triangle with a "1" inscribed inside it. Although it is a little difficult to read on the scanned in documents available on the recorder's website, I have been to the office in person and took note of which lots have 1-story and 2-story height restrictions. It is clear when looking at the original that Lot 35 has a 1-story height restriction.

However, in the plans submitted to the Planning Commission, it appears that the casita is a 2-story building.

Wanted to send this off to you directly. I will also try to attend the meeting via zoom.

Susan Hoover