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**COLGAN, JULIE**

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**Subject:** Proposed CUP 124 E 17th St.**From:** Shawn Morton <Shawn@stoningtonprops.com>**Sent:** Monday, June 27, 2022 11:53 AM**To:** PC Public Comments <PCPublicComments@costamesaca.gov>**Cc:** Gene Scarcello <gene@stoningtonprops.com>**Subject:** Proposed CUP 124 E 17th St.

Attn: Planning Commission

This email is regarding a Planning Commission public hearing to consider the conditional use permit CUP to allow a retail cannabis storefront business and non-storefront delivery use within an existing building at 124 E 17<sup>th</sup> Street. I am the property owner of the property directly next door to this property and was just made aware today of the planning commission meeting regarding this matter. My property includes 1700-1712 Newport Blvd.

I believe the proposed plan may restrict exit from my property in an already under parked area. I have a concern regarding the proposed parking stalls 7,8,9,10, and the trash enclosure. I believe these planned changes will severely limit access to the east parking lot on my property at 1700-1712 Newport Blvd. These planned changes warrant further discussion regarding the impact to my property.

Sincerely,

Eugene Scarcello

Stonington Properties

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