

From: **Becky Samuel** <[bgs77@comcast.net](mailto:bgs77@comcast.net)>

Date: Mon, Nov 7, 2016 at 8:11 AM

Subject: Proposed Apartments in the Kentlands

To: [jashman@gaithersburgmd.gov](mailto:jashman@gaithersburgmd.gov), [mesesma@gaithersburgmd.gov](mailto:mesesma@gaithersburgmd.gov),  
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I am writing to express my concerns about the proposed apartment building at the corner of Great Seneca and Quince Orchard. I have been living in my condo in the Colonnade for the past 6 1/2 years. Most of what I like about living here is that it is relatively quiet, safe, has a good quality of life, a nice view and is a good community of committed property owners. These are some of my concerns about the proposed building.

-Egress and ingress: As of right now the Colonnade uses Arch Place as a main road in and out. We have a lot of traffic already and the road is extremely narrow. With the proposed apartments the traffic on our small roads will more than double the current volume. The stop sign at Granite and Arch is often ignored and I have witnessed many near accidents. With more than double the cars I can just imagine how bad that small intersection will become. It has been suggested that another egress/ingress would be the small service road next to Kmart. I have used this way out a few times in 6 1/2 years and that's only because I was going to Kmart. To suggest this service road is an acceptable secondary means of ingress and egress is absurd.

-Traffic: With an additional 2 or more cars per unit in the proposed apartments will add 600 more cars on Quince Orchard and Great Seneca. That intersection is already extremely over crowded during rush hour. Adding that many more cars will significantly add time to everybody's commute and create an even more dangerous and public nuisance. The traffic on Great Seneca between the Kentlands and 270/370 is already well over the road's capacity and adding 600 more cars will not only impact current residents of the Kentlands, but also residents of neighboring areas that use these roads on a daily basis.

-Schools: Kentland area schools are already overcrowded and 300 additional apartment units could add an additional 300-400 students. Future school board budgets will never be able to keep up with increased demands for resources, new schools and teachers and it's doubtful that the tax benefit realized from the apartments will be adequate putting the quality of the education of all students in jeopardy.

-Appearance: The Colonnade is 4 stories tall. The proposed buildings will be 2 stories taller. Constructing a building that tall that close to the intersection will completely change it's look and feel for the worse. The area is one of the most attractive in the county with its trees, landscaping and open air. The proposed apartments will destroy the look and feel of the entire area ultimately leading to decreased property values, increased crime and loss of quality of life. How close will the proposed buildings be to the existing Colonnade buildings? How will the owners view be altered? How will their

light be affected? How will those owners ever recover the loss of the value of their units?

I urge you to deny the applications for this development.  
Thank you for your time,

Rebecca Samuel  
Colonnade Owner since 2010



Gaithersburg  
A CHARACTER COUNTS! CITY

Distributed to M&CC:11/14/16  
Committee Reappointment

October 5, 2016

CDR. James M. Simpson  
1349 Carlsbad Drive  
Gaithersburg, MD 20879

CAPT

Dear CDR. Simpson:

Your term on the Educational Enrichment Committee will be expiring soon. On behalf of the entire community I would like to express appreciation for your commitment to serving our City in this capacity. Our Boards, Commissions, and Committees perform vital functions in a variety of areas, and we recognize and value your contribution very much.

Our appointment policy requires that all volunteer positions be advertised to provide the public with an opportunity to apply. In the near future, we will be evaluating the requests to fill the vacancies on the Educational Enrichment Committee, and appointments will be made by the Mayor and City Council soon thereafter.

**If you would like to be considered for reappointment or if you no longer wish to serve on Educational Enrichment Committee, please indicate by signing below and returning this letter within 30 days of the printed date.**

Again thank you for your commitment to the City of Gaithersburg. If you have any questions, please feel free to contact me at [mherndon@gaitthersburgmd.gov](mailto:mherndon@gaitthersburgmd.gov) or 301-258-6395 x 1

Sincerely,

Maureen Herndon  
Committee Liaison  
Educational Enrichment Committee

**Please check box:**

I would /  I would not like to be reappointed to the Educational Enrichment Committee

Name

Date

OCTOBER 14, 2016

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