



September 14th, 2021

Kristen Kapelanski, AICP-Planning Manager
City of Rochester Hills- Planning and Economic Development
1000 Rochester Hills Dr.
Rochester Hills, MI 48309
Via email at: kapelanskik@rochesterhills.org.

RE: Priya Living (City File #21-001) Site Plan Application

Dear Kristen:

Thank for your email and updated review comments on 9/14/21. As per your request, I've included some bullets immediately below detailing our support and rationale for requesting emergency vehicular access only from S. Adams Road,

- We have sought to minimize the amount of site area disturbance in and around the Lorna Stone House to best prioritize retaining the building in its natural setting. The Historic Districts Commission (the "HDC"), has expressed support of this planning concept in design efforts to date.
- The revised traffic study, prepared by Rowe Professional Services, dated 8/31/21, indicates that exclusive access from South Blvd., does not adversely alter existing service conditions.
- The Rochester Hills Fire Department and Oakland County Road Commission have expressed no concern with exclusive access provided from South Blvd. based on review of the proposed condition.
- Converting the Adams Rd access to right in, right out access will necessitate additional site disturbance, including the potential loss of additional trees.
- Based on industry research, older adults often appreciate and prefer a sole and exclusive means for vehicular ingress and egress as this provides a clearer and simpler arrival/departure sequence.

Thanks in advance for your continued support and efforts regarding our application.

Warm regards,

Logan Bailey-Perkins

Logan Bailey-Perkins, Vice President
Priya Living

PRIYA LIVING : LIFE IN TECHNICOLOR!