

Public Comment



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Friendship MANOR

February 13, 2023

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of
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**Executive
Director**

Dan
Herzog

Chair Das Williams
Santa Barbara County Board of Supervisors
105 E. Anapamu Street
Santa Barbara, CA 93101

RE: Rezone Recommendation for Friendship Manor, 6647 El Colegio Road (APN: 075-020-034 and 075-020-035)

Dear Chair Williams,

We are writing today to request a rezone of the Friendship Manor properties as part of the County's Housing Element process. Friendship Manor is a non-profit retirement community located at 6647 El Colegio Road in Isla Vista comprised of two legal parcels. APN: 075-020-034 is a 2.30-acre parcel is currently zoned SR-H-20, which is designed for student-oriented residential development and allows 20 units/acre. The current Friendship Manor facility is on this parcel and operates under a 1966 CUP which approved 256 units and 464 beds. APN: 075-020-035 is a vacant 1.25-acre parcel also zoned SR-H-20.

We would like to request that both parcels be rezoned to 90 units/acre, which is just under the current density on the developed parcel (256 units on 2.30 acres is just over 111 units/acre). It has long been Friendship Manor's goal to build a facility for our seniors and return the existing building to the purpose for which it was built – student housing. Rezoning both parcels to 90/units per acre would allow Friendship Manor to build a purpose-built facility and allow our current building to be used for much-needed housing for students and at 90 units/ acre this would be at a density that is lower than that which has been in place for decades with no issues.

We thank for you for consideration of our request and look forward to working with you to help provide much needed housing in our community.

Sincerely,

Dan Herzog
On behalf of the Friendship Manor Board of Directors