Jacob, Melinda

From: Zoning Adjustments Board (ZAB)
Subject: FW: ZAB - Use Permit#ZP2024-0014 - 1048 Keith Ave

From: Gary Feiner <gary@feinerfinancial.com>
Sent: Wednesday, January 8, 2025 11:58 AM
To: Zoning Adjustments Board (ZAB) <Planningzab@berkeleyca.gov>; Shah, Waqar <wshah@berkeleyca.gov>
Subject: ZAB - Use Permit#ZP2024-0014 - 1048 Keith Ave

WARNING: This is not a City of Berkeley email. Do not click links or attachments unless you trust the sender and know the content is safe.

Zoning Adjustment Board:

I am writing this letter in support of Lindsay Newman's application for a building/use permit to build at 1048 Keith Avenue.

1048 Keith is in disrepair, a blight to the neighborhood. The Newman family performed a beautiful remodeled to their home on Keith Ave that is fitting to the neighborhood. They are dedicated to improving 1048 Keith with quality design and construction.

I will comment that from a neutral legal standpoint in reviewing the neighbor's claim on boundary dispute, they certainly have an uphill battle litigating. Their claim is unfounded and are merely seeking a partial land grab in my opinion.

Lindsay and Joaquim Newman are a loving family involved in our community. I hope your committee will take all factors into consideration and approve the Newmans moving forward with their project.

Best,
Gary Feiner
880 Keeler Ave
Berkeley, CA 94708

FEINER FINANCIAL

P 415 464 1040
700 Larkspur Landing Circle, Suite 199
Larkspur, CA 94939
www.FeinerFinancial.com

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and delete the message and any attachments.

Jacob, Melinda

From: Zoning Adjustments Board (ZAB)
Subject: FW: ZAB-Use Permit#ZP2024-0014-1048 Keith Ave
Attachments: Zoning Adjustment Board.docx

From: alyona marenchuk <alyona8@hotmail.com>
Sent: Wednesday, January 8, 2025 11:44 AM
To: Zoning Adjustments Board (ZAB) <Planningzab@berkeleyca.gov>; Shah, Waqar <wshah@berkeleyca.gov>
Subject: ZAB-Use Permit#ZP2024-0014-1048 Keith Ave

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Dear Zoning Adjustment Board,
Please see document attached.

Sincerely,
Alyona Marenchuk

Sent from my iPhone

Alyona Marenchuk
1566 Olympus ave.
Berkeley, CA 94708
Alyona8@hotmail.com
415-940-5370

January 8, 2025

Dear Zoning Adjustment Board,

I am writing this letter in support of Lindsay Newman's application to rebuild 1048 Keith Avenue that is currently in a state of disrepair.

I voice it is the right of property owners to legally build on their property within the confines of the City of Berkeley regulations.

Lindsay has shared her design concept with me and it is an improvement to the neighborhood. Lindsay is a talented engineer. She remodeled her current house transforming it into a beautiful property with integrity to the neighborhood.

I would like to point out that the Newman family are dedicated and involved in our Berkeley community. I trust that ZAB will approve their moving forward with their project.

Sincerely,
Alyona Marenchuk

Jacob, Melinda

From: Zoning Adjustments Board (ZAB)
Subject: FW: Letter of Support for Use Permit #ZP2024-0014 at 1048 Keith Avenue
Attachments: 1048 Keith Ave - Letter of Support - DWinokur_ARichardson - 1.6.25.pdf

From: Daniel Winokur <dwinokur@gmail.com>
Sent: Tuesday, January 7, 2025 7:58 PM
To: Zoning Adjustments Board (ZAB) <Planningzab@berkeleyca.gov>
Cc: Shah, Waqar <wshah@berkeleyca.gov>; Anne <ann1eliz@yahoo.com>
Subject: Letter of Support for Use Permit #ZP2024-0014 at 1048 Keith Avenue

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Dear Zoning Adjustment Board,

Please find attached a letter of support for the Use Permit #ZP2024-0014 at 1048 Keith Avenue from Daniel Winokur and Anne Richardson.

We hope to attend the ZAB meeting on Thursday and to participate in the public comment, voicing our support for the project.

Please let me know if you have any questions.

Best,
Daniel

Daniel Winokur
San Francisco Bay Area, CA
cell: +1-415-465-0614
www: http://www.linkedin.com/in/dwinokur

January 6, 2025

FROM
Daniel Winokur & Anne Richardson
1225 Contra Costa Drive
El Cerrito, CA 94530
dwinokur@gmail.com / ann1eliz@yahoo.com
415.465.0614 / 734.678.1606

TO
Zoning Adjustment Board
Berkeley, CA

RE
In Support of Use Permit #ZP2024-0014 at 1048 Keith Avenue

Dear Committee Members,

Our names are Daniel Winokur and Anne Richardson, and we are lifelong friends of Lindsay Newman and Joachim Kainz. We are also East Bay Hills Residents – and Daniel is a Berkeley Native, with a family home at Grizzly Peak and Marin with parents who still live there. As local homeowners who ourselves are deeply invested in this community, we are writing to voice our support for their project at 1048 Keith Avenue.

We believe that Lindsay and Joachim are well within their rights as property owners to construct a new home at 1048 Keith. Lindsay and Joachim have followed the regulations assiduously to ensure that their plans respect property lines, that they respect and enhance the unique local built environment, and that their neighbors and community were informed and engaged with the project. We are confident in the ZAB's capacity to analyze the applicable regulations, and are committed to the principle that homeowners should be supported to improve their land per local regulations, which is what Linday and Joachim seek to do.

Beyond the point that they are simply exercising their rights, we believe that this project will significantly enhance the neighborhood. The current residence at 1048 Keith is very dilapidated and something of an eyesore in bad condition. Additionally, the site is very hard to redevelop since it is affected by the highly expansive soil in the hills. Properties in this area are at risk of becoming red-tagged, so if 1048 Keith is not redeveloped with this project, it may sit vacant interminably and decay further; this would adversely affect the entire neighborhood and effectively remove a housing unit from Berkeley.

Lindsay is a structural engineer who is uniquely equipped to construct a new residence at 1048 Keith that can thrive in this area of expansive soil. In fact, Lindsay just completed the same exercise with her neighboring house at 1044 Keith, which was previously red-tagged before she and Joachim remodeled it. Lindsay has successfully retrofitted other properties as well, including a previous house in San Francisco and our current home in El Cerrito. She is well versed in the appropriate building techniques to construct something that will not only thrive in this location structurally, but

also enhance its appearance considerably. We have seen the designs for the proposed home at 1048 Keith, and it is very understated and beautiful in the mid-century design theme, just as her existing home at 1044 Keith.

Finally, Lindsay and Joachim take their duty to enhance the neighborhood beyond their house seriously. They approach their family and community with love and openness, and we feel that the dispute over this project doesn't reflect the true narrative, which is that Lindsay and Joachim are committed to the ethos of North Berkeley and want to enhance it through this project. A good way to illustrate this commitment is their regular practice of holding concerts in their house that are open to the neighborhood. Featuring both aspiring child musicians and professionals, they have hosted a regular music series that is open to the community. There is not much more North Berkeley than hearing amazing classical music a stone's throw away from the Rose Garden, and allowing the 1048 Keith project to go forward will directly support that way of life.

Thank you for reading and considering our letter.

Regards,
Daniel Winokur & Anne Richardson

Jacob, Melinda

From: Zoning Adjustments Board (ZAB)
Subject: FW: Development of 1048 Keith Ave., Use Permit #zp2024-0014

-----Original Message-----
From: Leslie Winokur <leslie.winokur@gmail.com>
Sent: Tuesday, January 7, 2025 2:03 PM
To: Zoning Adjustments Board (ZAB) <Planningzab@berkeleyca.gov>
Cc: Shah, Waqar <wshah@berkeleyca.gov>
Subject: Development of 1048 Keith Ave., Use Permit #zp2024-0014

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Dear Zab,

I am writing in support of the development of the property located at 1048 Keith Ave. I have known Lindsay and Joachim, through my son and daughter-in-law, for many, many years. Lindsay developed the plans for renovation of my son's home in the hills, and supervised the construction. I was struck by her attentiveness to every last detail, ensuring that the construction was sound and in compliance with the regulations. Not only that, she is creative in solving construction problems and very attentive to aesthetic concerns. I'm sure that anything she designs will be attractive inside and out, and soundly built.

I particularly love the inclusion of living roofs in the design. As a longtime member of the Northside Community Garden, which is lucky to have an adobe structure with a living roof, I can attest to the value of these roofs, both functionally and aesthetically. The many advantages of living roofs, not only to the structure they protect, but to the community at large, are well known and include such things as improved air quality, and creation of a habitat for wildlife. Additionally they are absolutely more aesthetically pleasing than traditional roofing materials. As a Berkeley Hills resident, I think it would be wonderful to have a living roof as part of the community of architecturally significant structures Berkeley is justifiably proud of.

Although this is probably not an argument usually used in property disputes, I have to say that I can't imagine Lindsay and Jooachim doing anything that they knew was out of bounds for their own personal gain. After all, Lindsay's professional life, in large part, deals with compliance to rules and regulations.

Sincerely,
Leslie Winokur
771 Grizzly Peak
Berkeley 94708

Jacob, Melinda

From: Zoning Adjustments Board (ZAB)
Subject: FW: 1048 Keith Avenue
Attachments: 1048 Keith Support Letter.pdf

From: Aaron Forrest <aaron@ultramoderne.net>
Sent: Tuesday, January 7, 2025 1:08 PM
To: Zoning Adjustments Board (ZAB) <Planningzab@berkeleyca.gov>; Shah, Waqar <wshah@berkeleyca.gov>; Yasmin Vobis <yasmin@ultramoderne.net>
Subject: 1048 Keith Avenue

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Hi there

Please see attached our letter of support for Lindsay Newman and Joachim Kainz's proposed project at 1048 Keith Avenue, which I believe is scheduled to be considered at this week's meeting.

All best,

Aaron

--
Aaron Forrest
Principal, Ultramoderne
Associate Adjunct Professor of Architecture, UC Berkeley
http://ultramoderne.net
o 401.228.7595
m 917.678.0254

ULTRAMODERNE

1061 Keith Ave
Berkeley, California
www.ultramoderne.net
401 228 7595
info@ultramoderne.net

7 January 2025

To the City of Berkeley Zoning Adjustments Board

We are writing to you in support of Lindsay Newman and Joachim Kainz's project to build a new house at 1048 Keith Avenue. We write both as practicing architects and residents of the neighborhood, only a few doors up the street at 1061 Keith Avenue. Lindsay and Joachim's proposed design will replace a dilapidated existing house that is at the end of its life as a useful structure, thus improving the neighborhood and continuing to ensure the existence of a much-needed family housing in the city.

To provide some background information, we originally moved to Berkeley in January 2023 to teach at UC Berkeley and to practice (Aaron is a licensed California architect and Yasmin is licensed in Rhode Island, our former home). At that time, we were in search of long term housing and there was very little available that was suitable for our family of three (soon to be four). We originally rented the Gangeis' JADU at 1050A Keith via Airbnb for several months. As luck would have it, we met Lindsay shortly before our lease was set to expire and ended up renting the house at 1048 Keith until we were able to purchase and move into our own house in September 2023, which we were lucky enough to find at 1061 Keith. We are very grateful to both families for renting us their spaces and for welcoming us to the city and the neighborhood during a tumultuous time in our lives. Lindsay and Joachim in particular were tremendously generous in allowing us to extend our stay twice until we were ready to move into the new house, relieving a key point of stress for our family when we were expecting our second daughter, who was born just a week after we moved out.

Based on a letter we received from Darius Gangei last year and more recent discussions with Lindsay and Joachim, we understand there is some contention over the property line dividing 1050 and 1048 Keith Ave. We have reviewed the plans for the new house at 1048, including the property survey, and see no reason that the design should not be approved as proposed. Though some of the neighboring properties may be in the slide zone, the survey does not indicate any change in the location of the houses relative to the property line in recent years. Simply because the previous owner of 1048 allowed the Gangeis to build a fence across the property line is no reason that Lindsay and Joachim should not be able to develop the property within the process set forth by the zoning ordinance. Attempts to prevent them to do so will further the blight of the existing house and reduce the availability of housing in Berkeley by one more unit. Though we are sympathetic to the Gangeis' situation, allowing the permit process to be derailed would set a bad precedent for housing development throughout the hills.

Beyond the issues above, the design of the new house will be a much needed improvement to the property. What little of it will be visible from the street will be the attractive combination of a living green roof and

standing seam metal, both of which will beautify the neighborhood and mitigate fire risk and energy usage on the property. We are excited to see the project move forward.

Sincerely,

Aaron Forrest, RA
Principal, Ultramoderne
Associate Adjunct Professor, UC Berkeley

Yasmin Vobis, RA
Principal, Ultramoderne
Assistant Professor, UC Berkeley

Jacob, Melinda

From: Zoning Adjustments Board (ZAB)
Subject: FW: In the matter of 1048 Keith Project

-----Original Message-----
From: Mary Mugglebee <mmugglebee@gmail.com>
Sent: Tuesday, January 7, 2025 8:27 AM
To: Zoning Adjustments Board (ZAB) <Planningzab@berkeleyca.gov>
Cc: Shah, Waqar <wshah@berkeleyca.gov>
Subject: In the matter of 1048 Keith Project

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In the matter of 1048 Keith Project

Dear Berkeley Zoning Adjustment Board,

I hereby express my support for approval of the 1048 Keith Project.

I have known Joachim Kainz and Lindsay Newman for several years and have attended many social and musical gatherings at their home at 1044 Keith Ave.

The beauty and design of their home is breathtaking in its simplicity and elegance, and attributable to the engineering and architectural talents of Lindsay. It is no less remarkable for the vast improvement and value the 1044 Kainz home added to the surrounding homes and neighborhood.

The 1048 project represents a major improvement of its current condition, and has been designed with the same degree of simplicity and understatement, which will benefit the surrounding neighborhood values without impinging on the overall aesthetics of the other homes and landscapes.

Based on Lindsay's outstanding performance on the 1044 Keith home, I am both proud and excited to endorse the approval of her plans for the 1048 Keith Project.

Sincerely,
Michael J. Mugglebee
Retired inactive member of the State Bar of California #86499 Sent from my iPad

Jacob, Melinda

From: Zoning Adjustments Board (ZAB)
Subject: FW: Support for 1048 Keith Ave, Berkeley

From: Dominic Glynn <dominicglynn@comcast.net>
Sent: Monday, January 6, 2025 10:17 PM
To: Zoning Adjustments Board (ZAB) <Planningzab@berkeleyca.gov>
Cc: Shah, Waqar <wshah@berkeleyca.gov>
Subject: Support for 1048 Keith Ave, Berkeley

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ATTN: planning/ZAB department, city of Berkeley.

I'm writing in support of the proposed residential home project at **1048 Keith Avenue, Berkeley** by Lindsay Newman & Joachim Kainz.

We've been residents of the Berkeley Hills for 19+ years and have long cherished both the heritage & diversity of architecture in this special part of the world.
We hope to spend many more years in Berkeley.
As we frequently walk the steep & winding streets, our exertions are rewarded by the visage of many proud individual homes, each unique in its own way but comparatively few of recent construction.

We applaud the proposed new construction on their owned property at 1048 Keith Ave and think it will add significant value & diversity to the neighborhood, improving the average safety for all surrounding neighbors with new code-compliant methods & materials and invigorating the hills with solid, thoughtfully designed architecture that is both beautiful and functional.

An exquisite green roof, sustainable solar power as both great examples of how to secure the future of this unique neighborhood and set an inspiring, sensitive example for all residents.

In short, we hope **the city moves to approve the proposed development at 1048 Keith Avenue** & look forward to seeing a new gem of the neighborhood at this address.

Sincerely
Dominic Glynn
dominicglynn@comcast.net
ph: 5104571207

Jacob, Melinda

From: Zoning Adjustments Board (ZAB)
Subject: FW: Regards 1048 Keith Avenue planning application

From: Will Harwood <harwood.will@gmail.com>
Sent: Monday, January 6, 2025 9:45 PM
To: Zoning Adjustments Board (ZAB) <Planningzab@berkeleyca.gov>
Cc: Shah, Waqar <wshah@berkeleyca.gov>; Fang Xu <fangfangxx@gmail.com>
Subject: Regards 1048 Keith Avenue planning application

WARNING: This is not a City of Berkeley email. Do not click links or attachments unless you trust the sender and know the content is safe.

We've been hearing about Joachim and Lindsay's planning application at 1048 Keith, and would like to say, as near neighbors of theirs who visit frequently, their current house is a delight, a great success as a renovation, and I've no doubt they'll do the same great job with their second project on Keith.

Best,
Will & Fang

917 Euclid Ave,
Berkeley,
CA 94708
Jan 5th, 2025

To whom it may concern,

I have known Joachim Kainz for a decade, first as a colleague and friend, and now as a friend and neighbor. I know him to be a serious, careful person, who does things properly and by the book. My partner Fang Xu and I have visited him, Lindsay, and their young family at their beautiful and wonderfully renovated home many times. Their house is truly a delight, and Joachim and Lindsay love to explain how thoroughly they worked to create such a solid place.

In relation to landslides: we live up the hill, on a steep slope adjacent to Billie Jean Walk, so should be prone to landslides. We have no doubt that were we to need it, we could have a survey done of our current boundaries. Nevertheless, there is no evidence of anything more than minor movement, and our house has stood since 1936.

Yours faithfully,

Will Harwood

Fang Xu

Jacob, Melinda

From: Zoning Adjustments Board (ZAB)
Subject: FW: ZAB - Use Permit#ZP2024-0014 - 1048 Keith Ave

From: Minor, Kajsa M. <KMinor@sflaw.com>
Sent: Monday, January 6, 2025 1:18 PM
To: Zoning Adjustments Board (ZAB) <Planningzab@berkeleyca.gov>
Cc: Shah, Waqar <wshah@berkeleyca.gov>
Subject: ZAB - Use Permit#ZP2024-0014 - 1048 Keith Ave

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Dear ZAB:

My husband and I own and live at 1042 Keith Avenue and write in support of the contemplated project at 1048 Keith Ave (ZAB - Use Permit #ZP2024-0014), which is one parcel uphill from our property. We have owned our property since 2009, and my mom owned it prior to our purchase (since 1979). From our home, we can see and hear activity at 1048 Keith from many rooms.

For years prior to its purchase by Joaquim and Lindsay, the property at 1048 Keith was rented to students who had disruptive parties and was in a state of disrepair, overgrown by ivy and rodents. It was very good news when 1048 Keith went on the market as a "fixer" in 2019, and we anticipated that after reconstruction, the neighborhood would benefit from new owners and updated property. However, the property had no takers at its listed price of $900K, which was distressing. Luckily for the neighborhood, Lindsay and Joaquim, who had already significantly improved 1044 Keith (which had also been a rental in significant state of disrepair and infested with rodents when they purchased it), purchased 1048 Keith – albeit for significantly less than $900K. The $775K purchase price of 1048 Keith reflected the state of blight, considering other sales in the neighborhood.

We support the rebuild of 1048 and look forward to the general aesthetic improvement to the neighborhood, our view uphill, and property values. I understand that there have been assertions that properties uphill from 1048 Keith and my property are sliding downhill. My property is built into the bedrock with pilings, so is not subject to any slide. To the extent any uphill property "slides" onto my property, the remedy will be for the owner to remove it from my property, not attempt to draw new property lines.

Thank you,

Kajsa M. Minor | Partner
Shartsis Friese LLP
425 Market Street, 11th Floor | San Francisco, CA 94105
415-421-6500 Phone | 415-421-2922 Fax | kminor@sflaw.com

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Jacob, Melinda

From: Zoning Adjustments Board (ZAB)
Subject: FW: 1048 Keith Avenue Use Permit
Attachments: 1024_Map.jpg; sacramento_rose_city_map.JPG; Rose_Chestnut_city_map.JPG

From: Eric Scheie <escheie@verizon.net>
Sent: Sunday, January 5, 2025 1:28 PM
To: Zoning Adjustments Board (ZAB) <Planningzab@berkeleyca.gov>; Shah, Waqar <wshah@berkeleyca.gov>
Subject: 1048 Keith Avenue Use Permit

WARNING: This is not a City of Berkeley email. Do not click links or attachments unless you trust the sender and know the content is safe.

To the Zoning Adjustment Board:

This letter is written in support of Lindsay Newman's application for a building/use permit to build at 1048 Keith Avenue.

Like most citizens in Berkeley or elsewhere, I think it is the right of property owners to build whatever is legally permitted to be built on their property.

With regard to the 1048 property, however, I received a disturbing letter purporting to be from the son of the owner of the adjoining property at 1050 Keith, regarding a protracted property line dispute. For the record, I don't think it is appropriate to drag otherwise uninvolved neighbors into property disputes that don't concern them. I've lived here (at 1024 Keith) since 1987 and I never saw neighbors being set against each other as seems to be happening in this instance. As I see it, Lindsay and her family have the right to build on their land, according to wherever the legal boundaries may be. But it is inappropriate for neighbors to weigh in on property lines that don't concern them, and not only do I refuse to do that, but I resent the idea that this property dispute should be escalated to spill over to other neighbors -- something I don't want to happen and would like to prevent from happening to the extent I can.

In particular, I would like to address the unsolicited letter, written by one Darius Gangei on behalf of his family and claiming that my property -- 1024 Keith Avenue -- is "in an encroachment situation." This claim was accompanied by a map purporting to show that a portion of my house is on a neighbor's lot on one side, and that a portion of the other neighbor's lot is on my property. (See attachment.)

This disturbed me, because not long after I bought my house I had a survey done which confirmed that the fences on both of the adjoining sides conformed to the property lines, and I have never had a dispute with either neighbor in all these years.

Naturally, I wondered what could be going on with purported maps which supposedly show otherwise, so I did a little research and learned that they are projections of GIS mapping onto city maps, and do not represent actual property lines.

As to the idea that the scary-looking "maps" which result from these superimpositions are a result of movement in the Keith Avenue neighborhood, it didn't take long for me to see that the same misleading map result occurs all over Berkeley, including the flatlands. (See attachments illustrating

the same phenomenon in the area of Rose and Sacramento.)

Now, I am not a surveyor, but surveyors are very familiar with this problem and have warned people not to be misled by superimposed GIS mapping data:

https://www.geographyrealm.com/why-gis-doesnt-replace-the-need-for-surveyors/

"GIS data is pulled together from a variety of sources with varying degrees of accuracy and precision. Overlaid together, the error found within each dataset is amplified. Therefore, overlaying a parcel database that may have an accuracy of +/- 10 feet onto aerial imagery with an accuracy of +/- 30 feet can lead to features ending up over 80 feet away from their true point. In addition, sometimes the source data is unknown, and the accompanying metadata is missing that would provide the user with an understanding of the currency and accuracy of the data.

"Legal disputes that arise over the precise location of property boundary lines need to be resolved based on the origination and use of legal boundary data documented over time by licensed surveyors. Surveying is highly regulated and comes with legal requirements for the methods used to record property information."

More here:

https://www.reddit.com/r/landsurveying/comments/msgqua/question_for_the_pros_how_accurate_are_the/

"The key thing about GIS that the general public and most professionals who are not surveyors (and some that are) that use it is that it is an amalgamation of data from many sources. These sources will have vastly different accuraccies. Some will be surveyed lines that are georeferenced to state plane coordinate systems (but what datum & epoch?), WGS84, UTM, etc. Some of the data may have a positional quality of +/-5 or 10 feet, think city utility data bases. Some of it has far, far poorer quality and is a best fit of an existing assessor's map, etc.

"Further complicating is that the data sets that make up the databases are collected at different times. Some is from 2004, some from 2021, and all the years between, that data is then best fit smashed together with no statement of accuracy or information on the data collection procedures, coordinate transformations, etc. on the face of the data that the average user sees. That info is the metadata. Sometimes it is easy to find, sometimes not. But this info will allow you to see positional accuracy, method of collection, source, etc.

"GIS is extremely useful for big picture use. It is not good if you want to use it to establish boundaries. Licensed surveyors have very strict technical standards that they must meet. These are establised by state licensing boards. Depending on the property, they can tell you the corner position and line location within hundreths of a foot, less than an inch."

And again:

https://gis.stackexchange.com/questions/283789/why-cant-lines-plotted-on-google-maps-suffice-for-legal-determination-of-proper

"The lines you see on Google Earth or GIS software mean nothing legally but are for information only."

I should not have had to do this research, and I want no part of the property line dispute between 1048 and 1050 Keith. However, I resent scare tactics like the frightening and misleading letter I received -- which strikes me as likely to pit neighbor against neighbor. In that regard, it is also worth noting that I spoke with a couple who live on Santa Barbara Avenue who also received a similar letter from Darius Gangei, and they live nowhere near the disputed properties.

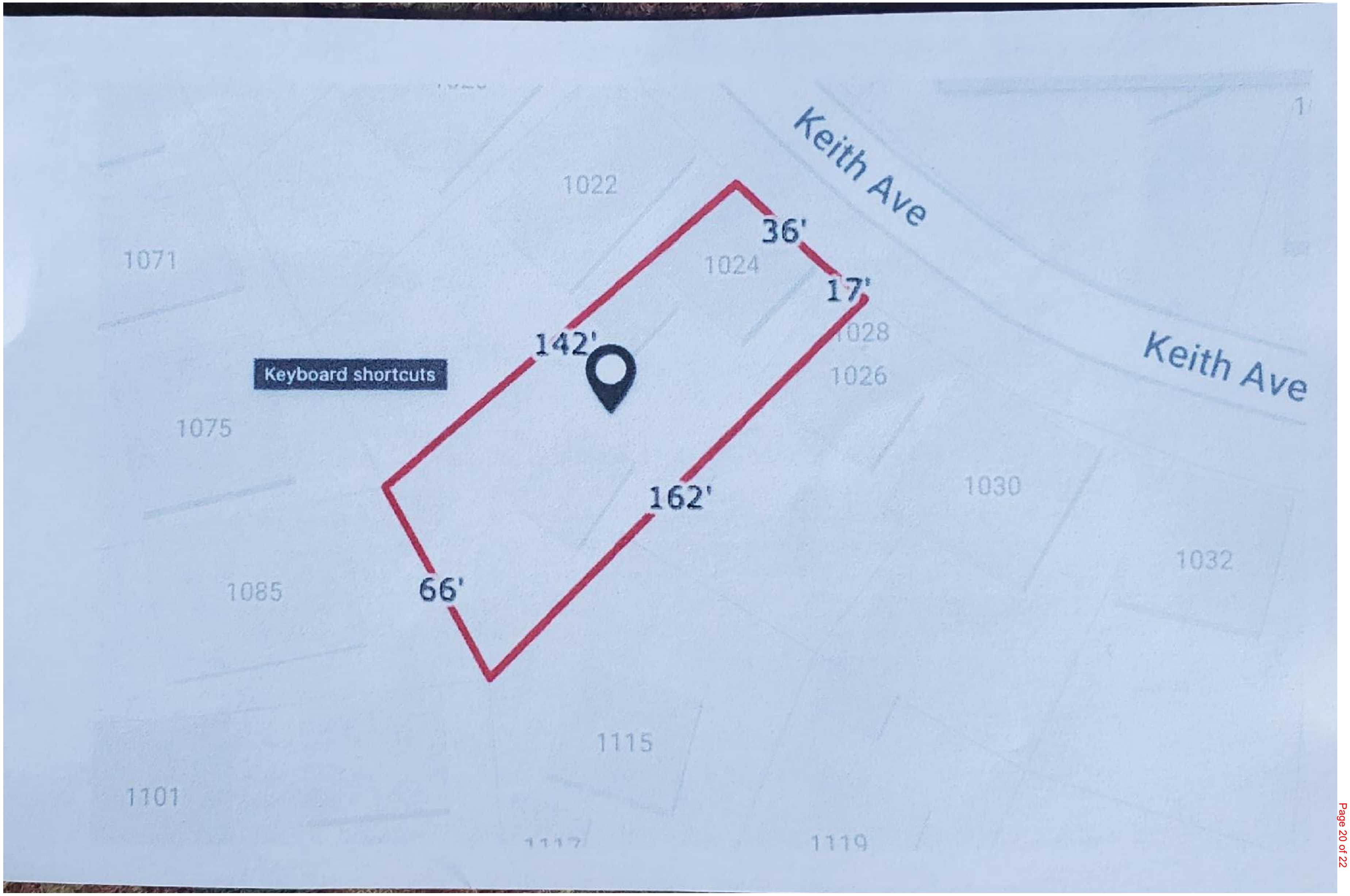
Lindsay Newman and her family have been good neighbors, and while I lack the expertise to determine the location of the disputed property line, it appears that they did have a survey done. It is unclear to me whether the Gangei family also had a survey, but I find myself wondering whether they did, and if so, just how much of a conflict there is between the two surveys. That, in my opinion, ought to be the focus of the inquiry, and not misleading attempts to frighten neighbors like me, who have always tried to get along with other neighbors.

With the above in mind, I support Lindsay and her family in their application for a permit to build on their property within whatever are determined to be their legitimate boundaries. I should also point out that they did a great job of remodeling their existing home at 1044 Keith Avenue, which they transformed from an ugly and very deteriorated house into a beautiful place which has dramatically improved the neighborhood. It is my hope that she will do something similar to transform the rundown house at 1048 Keith.

Sincerely yours,

Eric Scheie
1024 Keith Ave.
Berkeley, CA 94708

484-557-2424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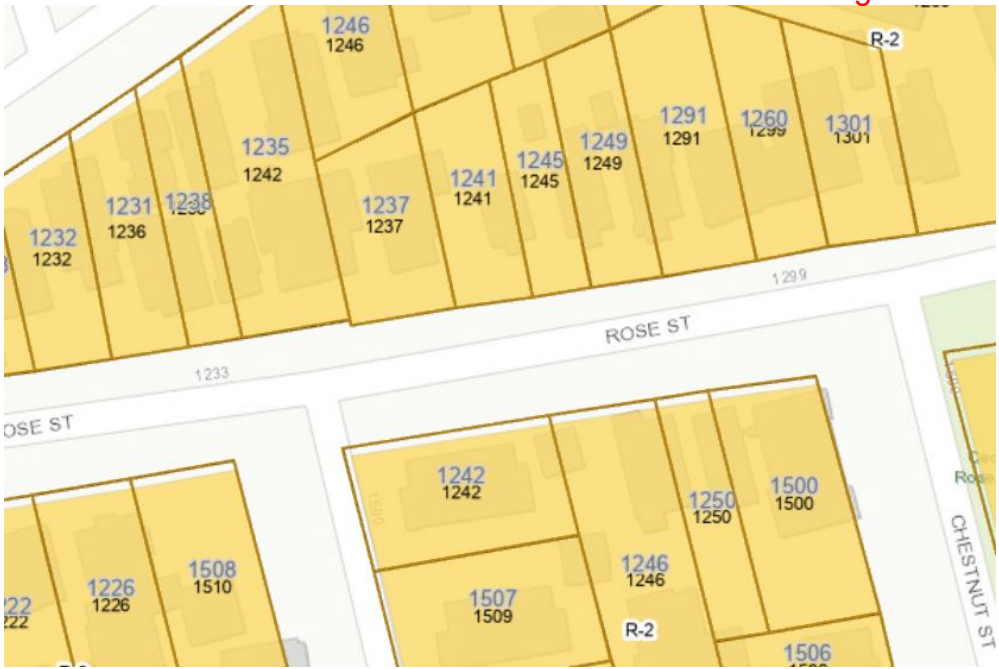
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1507
1410
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1500
R-1
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