

From: [Derek Hurd](#)
To: [Maria Antonova](#)
Cc: [Brett Labrie](#); [Hanna Veal](#); [Jenah Thornborrow](#); [Wyatt King](#)
Subject: Re: DRC November 17th, 2025
Date: Monday, November 10, 2025 4:17:49 PM
Attachments: [image001.png](#)
[image002.png](#)
[image003.png](#)
[image004.png](#)
[image005.png](#)
[image006.png](#)

Thank you for the info.

While [DSRFY2025-0010](#) is meeting many of the intended revisions there are two items in my opinion that still need to be addressed or discussed further.

1. The "second floor feel". Is that meeting the intent of actually having a second floor? If nothing else, a sun balcony area intended as part of the program should be more integrated into the architecture (permanently) rather than what appears as an after thought shade structure assembly.
2. Even with the additional documentation on the wood burning stoves that the applicant is proposing, I don't see how "less pollution than other stoves" can meet the required finding: *The proposed design shall not create an adverse impact on the surrounding neighborhood.*

I'm very supportive of this use, and the proposed design as it's developing. Because a sauna heating solution is readily available that will not have an adverse impact on the neighborhood, I can't support an element that WILL have an adverse impact on the neighborhood. A burden shouldn't be placed on the neighborhood to police the air quality levels and burn bans and tolerate "some" particulates in the air, when none is a readily available option. This has the potential to be operational 12 hours a day, 365 days a year as an irritant and nuisance in the neighborhood.

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