

Good Evening Mayor Gilmore and members of City Council.

My Name is Peter Fletcher; I live at 112 Centre Court and am a member of the Harbor Bay Neighbors group which is in opposition to Ron Cowan and HBIA's plan to build a new athletic club on North Loop Road.

As HBIA has made it clear to City staff, they do not intend to have two clubs, it is clear that they intend to come back to you with the same plan they submitted before, to demolish the current club, and ask for a zoning change in order to build more homes.

Our complex was built by HBIA and is contiguous to the club. We have our own gate to the club, and were enticed to buy a "lifestyle", by living at the club.

After 35 years, HBIA expects us to stand by while they remove that club and replace it with yet another subdivision of homes, or a hotel.

If it seems like I began talking about the new club HBIA wants to build, and am now talking about the old club, it's because you can't separate them. To allow the building of the new club, is to invite HBIA to come and ask to remove the current club.

As a local real estate broker for more than 30 years, I speak from experience, when I say that our home values would suffer greatly by these unnecessary changes to our planned unit development.

All of our homes facing the club have views of tennis courts, the Oakland hills, and some even see San Leandro Bay. This would be replaced by the back or side yards of the new homes that HBIA plans to build. Add to that the years of demolition of the club and the construction of the new homes and our homes will be less desirable to us, and to potential buyers of our homes.

Please take into consideration the whole picture here. HBIA thinks that we and you are either stupid, or asleep, and don't see the negative ramifications in allowing HBIA to simply build another club a couple of miles away in the business park. The Harbor Bay Neighbors value your vigilance, and know that you will protect property value in our community. Thank you.

*Submitted by Peter Fletcher  
at the 5-6-14 meeting.  
Under Oral Communications*