

LETTER OF REBUTTAL: from Leland Pilger June 8, 2016

In response to Appeal filed by Devon K. Bowen by Attorney on May 16, 2016
Chapter II. Section C Number 1

This is not a neighbor dispute based on an ongoing feud. There is no known issues except the current zoning fence code and code enforcement violations by Devon Bowen. My property at 2211 N. Farragut Avenue is occupied. I have to split my time between two residences to help care for my wife Ann who is medically disabled.

The landscape blocks in front of 2215 being used as fence material still looks like stacked construction material because it has no footer and no grout. The north end has thus fallen over twice. It is not safe and a public hazard as built because it is leaning structurally and unstable.

About the pergola, I believe this structure is also a safety hazard because of lack of hurricane clips to keep the cross members attached to the side beams and inadequate fasteners overall posing a safety threat because it can fall down.

The fence section on the front north wood fence climbs uphill as it goes south toward the stacked blocks until the bottom of the 6ft. pickets are 4 to 5 inches above the dirt.

The old retaining wall on the South front side is now leaning and broken vertically in several places and will not take the leverage exerted by the tall fence posts which are poured in concrete and touching the old wall under grade and not the claimed 1 foot offset in Analysis of Review Criteria Paragraph 1. The 10 foot fence is also a street view obstruction for the house next door North and next door South. Fireman and Police also lose visibility and access to 2215 North Farragut Avenue. I can accept 6' fences on corner lot back yards for privacy or next to very high volume traffic streets for noise and lights protection. But I don't accept the drastic change to the traditional appearance of this street that all the residences have enjoyed since 1950 when the neighborhood was developed by city planners that did a very good job. Also for safety fireman and police also lose visibility and access to 2215 North Farragut Avenue. I hope zoning code will return to the earlier version for planned established neighborhoods with conforming appearances.

Thank you, Leland