

Dave and DeAnna Turcotte
90 Discovery Bay Blvd
Discovery Bay Ca 94505

(AKA: Turcotte Construction, a Discovery Bay custom home Builder for 25 years)

February 12, 2025

RE : Response to Request to remove 15 ft setback for new residence:

We are formally requesting for a hearing or asking and hoping for a straight denial concerning the request to remove the minimum 15 foot setback at 100 Discovery Bay Blvd .

The property in question at 100 Discovery Bay Blvd is already in the slope control over 8 feet which should not of be approved by rec 800s own by laws. (section 2.01 of the SCA) However after Rec 800 had a public meeting that we attended and were told they would need to look into it further they stamped the plans the following day without addressing our concern. We still do not agree with this decision and are now seeking legal counsel as to our rights and how to proceed.

The property owner has over built already and while I understand as a builder that wanting to get the max out of their new home it still should not come at the expense of their soon to be new neighbors.

The setbacks are in place and have been for 20 plus years and are there to protect the owners of adjoining properties for just this reason. It insures that future building dose not block your neighbors view or intrude into their privacy.

If you allow the new buildings deck to intrude into the 15 ft minimum set back than it does just that . In allowing them no set back at all they decrees the value of our home, blocks our view and intrudes on our privacy.

We removed a dock that was adjoined to my existing dock that was there for over 16 years. I had the original Rec 800 approval and past owners to allow it to be place there, as it was not a permanent structure and could be removed at any time so it fell into the floating dock category. I did this as a courtesy to them without making it into a lengthily legal battle. I now believe In doing so it makes them think that anything goes and that should not be the case.

We ask that you please grant our request to keep the 15 ft minimum in effect so to keep and retain the look, protection and property values of the Discovery Bay water community as it was meant to do when it was originally put in place.

Sincerely,
Dave and DeAnna Turcotte