



ERIC MILLER
ARCHITECTS

January 17, 2018

Marc Weiner, Director of Planning
Carmel Planning and Building Services
Monte Verde Street and 7th
Carmel-by-the-Sea, CA

re: First Church of Christ Scientist rezoning

Dear Marc;

Our application is to change the zoning on the block between Lincoln, Monte Verde and 6th Ave from R-1 to RC. The reasons for the change are:

1. Currently all the uses on the lots are allowed in an RC zone not a R-1 zone. This change, on day one, would make all of the buildings, currently on the sites, existing conforming. Today all of the buildings are existing non-conforming.
2. The RC zoning would allow improvements like parking garages and multi-family residential units.
3. A new, smaller church school, store and Chapel could be constructed.

This is a once in a lifetime opportunity to improve the downtown area.

Best,

Eric Miller AIA