

# Glenwood developer offers alternatives

By **JONDI GUMZ**

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SCOTTS VALLEY — An unexpected turn of events in the Glenwood development controversy took neighbors by surprise Wednesday night.

Developer Kerry Williams presented city officials with three alternatives to the latest proposal for 65 homes on 195 acres on Glenwood Drive, saying she wanted to demonstrate flexibility in wake of the Planning Commission's 3-2 vote against the project.

Each alternative proposed 65 homes with most on lots of 6,000 square feet instead of 10,000 square feet.

Alternative A kept most of the northern meadow as open space, avoiding grading on 40 percent slopes, with 39 lots across from Scotts Valley High School and a four-acre park next to Siltanen Park.

Alternative B proposed a three-acre park in the center of the meadow, stringing 49 lots across from the high school but eliminating 10 lots north of the high school to preserve the ridgeline.

Alternative C put 21 lots in the north meadow, kept the parkland next to Siltanen Park, and eliminated the 10 ridgeline lots and another eight lots in the center of the meadow.

This option would set aside 184 acres — about 95 percent

of the property — as open space.

"These are avenues we could go in to reach a consensus," she told the City Council members. "Give us a sense of your priorities and a direction of what we should come back with."

However, council members were reluctant to comment after City Attorney Robert Logan advised them that such comments could be used against them in court.

"The more direction the council gives, the more likely you'll step into a trap," he said.

After Williams said she was willing to take the alternatives to the planning commissioners for their reaction, the council unanimously voted to postpone its vote on the pending development.

"If the objective is to avoid a lawsuit — and that is definitely our objective — we've got to have some feedback," Williams said.

The Planning Commission, which meets tonight and then on Feb. 15, may have to schedule a special meeting.

More than 25 neighbors who oppose the development left the council chambers without getting a chance to speak about the project.

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