

Attachment No. PC 4

Owner's Letter

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Planning Commission
City of Newport Beach
100 Civic Center Drive
Newport Beach, CA 92660

September 19, 2025

Subject: Request for Waiver of Policy L-6 – Corner Planter at 520 Poinsettia Avenue

Dear City Council of Newport Beach,

I respectfully request consideration for a waiver of Policy L-6 regarding the corner planter located at 520 Poinsettia Avenue, Corona del Mar, CA 92625. This planter was originally constructed more than 40 years ago by my grandparents, the original owners of the property, and has remained in place continuously since that time. It has been a long-standing and integral feature of the property, predating my lifetime.

I understand that the planter encroaches on the public right-of-way. However, I believe there are compelling reasons for its preservation:

1. **Historic and Community Value** – The planter has been in existence for over four decades and has become a recognizable, established part of the neighborhood's streetscape.
2. **Aesthetic Contribution** – It enhances the visual appeal of the corner, contributing greenery and beauty to the surrounding area.
3. **Safety and Maintenance** – The planter has been well-maintained and poses no obstruction to pedestrian or vehicular traffic. Its presence actually helps define the corner visually and provides a natural buffer.
4. **Continuity of Ownership** – As the homeowner and direct descendant of the original builders, I am committed to preserving this family and community landmark responsibly.

For these reasons, I respectfully request that the Planning Commission and City Council of Newport Beach support a waiver of Policy L-6, allowing the planter to remain in place. I respectfully request that the planter be preserved in its existing form, with my commitment to ongoing care and maintenance to ensure it remains both safe and beneficial to the neighborhood.

Thank you for your consideration of this request and for your service to the community. I welcome the opportunity to discuss this matter further and provide any additional information that may assist in your review.

Sincerely,



Kristi Dumont
520 Poinsettia Avenue, Corona del Mar, CA 92625
714-222-9669

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