

4260 El Camino Real - Rear of Building

4260 El Camino Real was built roughly 25 years ago. There are some pieces of wood attached to the wood siding at the back of the building forming a repeating rectangular pattern. It is simply a design element which looks similar to a trellis. This design element is also used on the stairway walls at the front of the building.



As shown by the picture there is no place to put plants. It is very important to note that having vines growing on the side of a wood building would be a huge mistake. The wood has to be regularly repainted which would require removing any vines. Furthermore the shading and humidity created by the plant accelerates the deterioration of the siding. These are simply design elements and were never intended to be a trellis.

There would be absolutely no reason to put a trellis on the rear of 4260 El Camino Real. The building is built right up to the rear property line. There is no space for the owners of 4260 El Camino Real to put plants to grow on a trellis, nor would there be any way for the owners to maintain them.

There is a large condo complex behind 4260 El Camino Real. It does not have any shrubs nor flowers between the nearest building and the rear of 4260 El Camino Real. There is no desire shown by the condo complex to have anything other than numerous redwood trees. It is hard to imagine that the HOA would approve installing and maintaining vines attached to 4260 El Camino Real especially when it is not owned by them and could create a legal liability for damage.

The back wall of 4260 El Camino Real and the yard of the adjacent condominium complex are shown in the following pictures.

The condominium complex has chosen to have only numerous redwood trees. These trees are taller than the building at 4260 El Camino Real. The condo complex does not have any shrubs, flowers, nor grass in the yard near 4260 El Camino Real.

The wall on the left side of the picture is a 10 ft high fence separating the condo complex from the adjacent Hotel Cabana.





Rear Wall 4260 El Camino Real



Fence at Condo Complex

There are high fences around the condo complex which do not have any vines (nor flowers nor shrubs) again demonstrating that the complex does not want to maintain that type of landscape. The condo complex has chosen barren ground and numerous, currently 30 to 40 foot high, redwood trees as their landscaping. It is inconceivable that their HOA would want to attach vines to the rear of 4260 El Camino Real.

Putting a trellis on the rear wall of 4260 El Camino Real would be a change in how the building has been used for almost 25 years. **No one** wants a trellis on the back of 4260 El Camino Real. Any plants on such a trellis could not be maintained by the owners of 4260 El Camino Real. Any plants would create additional humidity which would deteriorate 4260 El Camino Real.