

Momoko Ishijima

From: Ori Shalev <[REDACTED]>
Sent: Thursday, November 7, 2024 3:12 PM
To: Momoko Ishijima
Subject: Re: Project at 1040 E El Camino Real

WARNING - This email came from an **EXTERNAL** source. Confirm the sender and its contents are safe before responding, opening attachment or links.

Thank you, Momoko.

I read some of the online documents, and I would like to add the following to my comments:

In the attachment 8 of the application, the applicant refers to their request to eliminate the minimum ground floor commercial requirement (SMC 19.36.090).

The applicant's justification is that the project would be infeasible to build with the proposed number of units. That justification is not a sufficient one, because it is stated under the assumption that it is a given fact that the proposed number of units must be built.

The code (SMC 19.36) was written for a reason. It should not be ignored because a developer doesn't like it.

Thank you!

From: Roger Riffenburgh <[REDACTED]>
Sent: Monday, November 11, 2024 2:50 PM
To: Momoko Ishijima <mlshijima@sunnyvale.ca.gov>
Subject: Guest Parking for Bell Plaza

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Hi, Momo,

I am writing about guest parking for the Bell Plaza development.

The developer's Parking Management Plan concerns me. While it might handle resident parking adequately, four guest spaces does not begin to meet the need for guest parking for 46 units.

I think the result of the proposed parking plan will be 1) a big inconvenience to residents who want to have guests, 2) a big inconvenience to guests, who will struggle to find parking, 3) further congestion of Bryant Way, which is already congested at times due to traffic for Peterson Middle School, and 4) unhappiness from owners of nearby parking lots, whose owners have indicated likeliness to tow unauthorized vehicles.

Implementing this plan will cause many drivers to park on Bryant Way east of Henderson. This street is now lightly used for parking and easy to bicycle on. With the addition of a many cars parking on the street, it will be more difficult and dangerous for cyclists, particularly Peterson Middle School students, to use. It also increases danger to pedestrians.

I hope that a solution can be found that would mitigate these issues.

Roger Riffenburgh
Neighbor in Camino Del Prado

From: David Bider <[REDACTED]>
Sent: Monday, November 11, 2024 3:29 PM
To: Momoko Ishijima <mlshijima@sunnyvale.ca.gov>
Subject: RE: Guest Parking for Bell Plaza and Construction parking

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Hi, Momo,

It was nice talking with you today. Please formally submit my request for the developer to provide parking for their construction contractors/vendors. Please inform them parking in our shopping center will harm our tenants resulting in loss of business. We know this because we dealt with the same issue when Nicks RV park was developed. Please inform them anyone parking on our lot will be towed with no notice.

We also have concerns about the number of guest parking for the Bell Plaza development. Its my understanding two spaces are for handicap leaving 2 spaces for 46 units.

I understand the project is state regulated but two parking spaces for 46 units is unreasonable. Please discuss with the appropriate parties and let me know if my two issues can be addressed in some form.

Thank you

David Bider
RE: 1010 -1038 East El Camino Real (shopping center)
Cell- please ignore typos and grammar