

## Bonnie Filipovic

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**From:** J'Carlin <[REDACTED]>  
**Sent:** Thursday, July 23, 2020 6:54 PM  
**To:** [REDACTED]; Michelle King; Russ Melton; PlanningCommission AP; Shaunn Mendrin; Travis Duncan; CityClerk AP; OCM AP; Mason Fong; Michael S. Goldman; Glenn Hendricks; Larry Klein; Gustav Larsson; Noren Caliva-Lepe; Planning AP; Nancy Smith; Trudi Ryan  
**Subject:** Input on Cityline Project by Sares Regis

**ATTN: Email is from an external source; Stop, Look, and Think before opening attachments or links.**

Dear Planning Commissioners, Planning Staff, & Sares Regis, I want the best possible development projects to be built in our community.

Sares Regis's impressive project will bring people to downtown and create a vibrant place. Here are some things to like about the current proposal:

- The developer is bringing 793 homes, of which 11% will be affordable to this transit-oriented location downtown
- It focuses on connecting to Caltrain by guiding residents and visitors between the station and a public redwood square.
- It extends Murphy Avenue and adds to downtown's vibrancy with ground floor commercial and a public square.
- Sares Regis followed an extensive and impressive community engagement process.

Here are some things the Commission might consider in its deliberations:

- Encourage the developer increase the residential building height and density to add both more market-rate and affordable units in this transit-oriented location. There is very little single family residential that will be impacted by additional height.
- Would the developer consider providing long-term transit passes to residents as a TDM measure that would allow it to reduce the amount of parking? The current proposal of 1-free month is insufficient to shift behavior long-term.
- Could the developer increase the amount of bicycle parking, including larger secure parking for cargo bikes and ebikes?

These three enhancements will make this already great urban project even better. Will you please consider ensuring they become part of the final project?

Thank you for considering my perspective.

Sincerely,

Carlin Black  
A neighbor in San Jose who has learned to love Murphy Avenue.

--

Carlin Black  
THS Blood Drive Chair

Aka J'Carlin

**STC VENTURE LLC**  
**10121 MILLER AVENUE, SUITE 200**  
**CUPERTINO, CA 95014**

July 24, 2020

Via Electronic Mail

Michelle King  
Senior Planner  
City of Sunnyvale  
456 W. Olive  
Sunnyvale, CA 94086

Re: Response to the Bicycle and Pedestrian Advisory Commission (BPAC) Held on July 16, 2020; Sustainability Commission held on July 20, 2020; and Heritage Commission held on July 22, 2020

Michelle:

We're submitting this letter in response to the Commission hearings we've had over the past week or so. Most critically, we are grateful that all three commissions recommended approval of the Updated Downtown Specific Plan; however, several of their requested modifications present significant issues to the viability of the project if accepted by the Planning Commission and City Council. Our proposal for the future of Downtown, outlined in the Development Agreement and the Amended Downtown Specific Plan, envisions a vibrant mixed-use redevelopment of the failed Sunnyvale Town Center Mall. The combination of the Park Loop, Ground Floor retail, Office and Residential projects, in addition to the significant community benefits package, will re-energize downtown and finally finish what was started and stopped so long ago.

This is a deeply complex and inter-connected project that is a delicate balance of many competing interests, all of whom want to see the best project possible. Taking a narrow viewpoint and only focusing on one element at a time limits the context and the overall benefits of the redevelopment process. To that end, several of the specific items referenced by the Commissions threaten our ability to deliver this project, and we urge the Planning Commission and City Council to evaluate the project in a comprehensive and holistic nature. We've included specific comments below to clarify our concerns in more detail.

Bicycle and Pedestrian Advisory Committee Comments

1. We're grateful to the Commission for recommending approval of the DSP Amendment. By in large, we're in agreement with the Committee for increasing bicycle and pedestrian activities throughout the downtown as these are critical components to a vibrant pedestrian experience. That being said, there are several items that we can't support due

to their impact on retail leasing throughout the downtown which is an area that we, and the community, all want to succeed, particularly post the Covid 19 pandemic.

2. **Existing Operation and Reciprocal Easement Agreement** – When we purchased this property, we inherited a reciprocal easement agreement that was executed by Macys, Target and the Sunnyvale Redevelopment Agency. This agreement mandates a certain number of parking stalls for the major tenants and is still in place. Given this requirement, and our existing leases with AMC and Whole Foods, we are required to have a minimum number of parking stalls onsite and any request to remove or replace parking has to be mindful of these existing commitments as the absolute baseline. These documents also outline requirements for major streets (Murphy Ave and McKinley Ave) to remain open to cars during normal business hours.
3. **No parallel parking throughout the downtown** – Retail experts will conclude that parallel parking is a necessity for a successful shopping center as convenient and easily accessible parking for customers is crucial for tenants. We would support limiting parallel parking to the locations that are currently allowed in the amended DSP but cannot support a blanket restriction throughout downtown. Post-Covid, both Landlords and City Staffs will need to be MORE flexible, not less, in order to secure an attractive retail lineup in their centers. If this restriction were applied downtown, it could force a prominent retailer to look at another location for their store.
4. **All unbundled parking throughout downtown for both residential and commercial tenants** – While the intention of the commission to reduce the reliance on automobiles is noble, requiring development downtown to unbundle all parking will only make our project significantly less competitive than other locations in Sunnyvale and the South Bay. We believe that all stakeholders would prefer to encourage development at transit-rich locations to decrease the single-occupancy vehicle mode share. Requiring unbundled parking in the downtown would disincentivize prospective tenants to choose the downtown core the exact opposite of the goal. Our goal is to create a vibrant downtown and that cannot be accomplished if office, retail and residential spaces are vacant. A restriction of this nature would make downtown less attractive to potential tenants of all uses.
5. **No free parking throughout downtown** – Retail's trials and tribulations are well documented over the last decade and have been magnified by the COVID-19 pandemic. In these trying times, it is critical that all retail businesses are set up for success in every way, particularly parking. As the City changes its strategy to parking management downtown, we believe that this request could be folded into that plan, but an immediate restriction to all of the downtown would be a detriment to the short and medium term vitality of the downtown.
6. **Significant Upgrades to Bicycle Infrastructure** – We agree with the spirit of the commission's recommendations to dramatically improve and upsize the bike infrastructure in and around downtown. To that end, as part of the minimum project, we added bike infrastructure along Iowa and Sunnyvale Avenues. However, the

recommendations of the commission are only evaluating the impact on bike riders, and not considering the impacts such changes would have on the overall street sections, adjacent property lines, and potential right of way conflicts. The recommendations of the commission are worthy of a separate study following the approval of the amended specific plan to see where bike infrastructure can be upgraded without major impacts to right of way widths; these cannot be implemented without additional, and separate, study.

#### Sustainability Commission Comments

1. We are grateful to the Sustainability Commission for recommending approval of the Downtown Specific Plan and commend them on their thoroughness and professionalism. Generally, we agree with their proposed modifications, and plan to have many of their recommendations integrated into our project. For example, we will have electric vehicle chargers and infrastructure, bike parking (both class 1 and 2), a rigorous transportation demand management program, and all electrical appliances in our residential buildings. Unfortunately, there is one item that we are unable to fully support which we've outlined below:
2. **Focus on DC fast chargers for electric vehicles** – We agree that fast chargers are valuable to any site. In fact, we approved the Tesla fast chargers that are currently in the Target garage and are actively exploring opportunities to increase the supply of these chargers downtown. However, the installation of these chargers is dependent upon vendors making a substantial capital commitment and then recouping their investment through charging fees (i.e. Tesla). We would be supportive of DC fast chargers downtown and will continue to look for partners in this regard, but these should not be a requirement for development.

#### Heritage Preservation Commission Comments

1. We are grateful to the Heritage Preservation Commission for recommending approval of the Downtown Specific Plan, and we are in agreement with their recommendation on how best to handle the removal of the northern most redwood tree within the heritage grove. To recap, we propose:
  - a. To remove the northernmost redwood tree to enable underground parking and a significantly enhanced public plaza, along with a variety of other public benefits.
  - b. To replace the removed redwood with two young vibrant trees at locations that improve the sightlines to the grove.
  - c. Find and reinstall, or replace if unable to find, the plaques outlining the commemoration of the heritage grove. Consider additional commemoration for the newly planted trees for one of the following: the recent Black Lives Matter protest, Frontline Workers during the Coronavirus Pandemic, Redwood Square, or some other option requested by the Commission.


Please feel free to reach out to me directly with any questions or concerns regarding this letter. I can be reached at [REDACTED]

Sincerely,

A handwritten signature in black ink, appearing to read 'Derek K. Hunter, Jr.', written over a horizontal line.

Derek K. Hunter, Jr.  
Managing Member  
STC Venture LLC

**Dr. Gary M. Gold & Associates**  
**OPTOMETRISTS**

130 S. Sunnyvale Avenue  
Sunnyvale, CA 94086  


7/24/20

City of Sunnyvale  
Planning Commission  
Sunnyvale, CA 94086

Re: DSP & Citiline Phase 2

As a board member of the SDA I enthusiastically support the Downtown Specific Plan. In concert with this I fully support Phase 2 of Citiline's redevelopment project. This letter also speaks to the sentiments of the SDA board and its role as representatives for the downtown businesses.

There were items that needed attention in aspects of Citiline's development as it related to downtown businesses that have been worked out to all parties benefit.

I am excited that the many shareholders are working together to create a diverse, unified, and vibrant downtown.

Sincerely,

Dr. Gary Gold  
Interim Chair of the SDA

## Bonnie Filipovic

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**From:** Hannah Follweiler [REDACTED]  
**Sent:** Thursday, July 23, 2020 2:34 PM  
**To:** OCM AP; Glenn Hendricks; Russ Melton; Michael S. Goldman; Nancy Smith; Larry Klein; Gustav Larsson; Mason Fong; CityClerk AP; Trudi Ryan; Noren Caliva-Lepe; PlanningCommission AP; Planning AP; [REDACTED]; Travis Duncan; Michelle King; Shaunn Mendrin  
**Subject:** Input on Cityline Project by Sares Regis

ATTN: Email is from an external source; Stop, Look, and Think before opening attachments or links.

Dear Planning Commissioners, Planning Staff, & Sares Regis,

My name is Hannah and I want the best possible development projects to be built in our community.

That's why I want to offer some ideas on what I like about the Cityline project, as well as what you can do to make sure it's the best project possible.

Sares Regis's impressive project will bring people to downtown and create a vibrant place.

Here are some things to like about the current proposal:

- The developer is bringing 793 homes, of which 11% will be affordable to this transit-oriented location downtown
- It focuses on connecting to Caltrain by guiding residents and visitors between the station and a public redwood square.
- It extends Murphy Avenue and adds to downtown's vibrancy with ground floor commercial and a public square.
- Sares Regis followed an extensive and impressive community engagement process

And here are some things the Commission might consider in its deliberations:

- Could the developer increase the residential building height and density to add both more market-rate and affordable units in this transit-oriented location?
- While the development is building to a level of sustainability above city requirements, could the developer move up to the Build it Green "Platinum" standard?
- Could Sares Regis increase the percent of parking spaces for electric vehicles?
- Would the developer consider providing long-term transit passes to residents as a TDM measure that would allow it to reduce the amount of parking? The current proposal of 1-free month is insufficient to shift behavior long-term.
- Could the developer increase the amount of bicycle parking, including larger secure parking for cargo bikes and ebikes?

Catalyze SV's members have good ideas for how to make this project even better. Will you please consider ensuring they become part of the final project?

Thank you for considering my perspective.

Sincerely,  
Hannah Follweiler

Sent from my iPhone



2001 Gateway Place, Suite 101E  
San Jose, California 95110  
(408)501-7864 svlg.org

CARL GUARDINO  
President & CEO

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JOHN GAUDER  
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Hillspire  
DOUG GRAHAM  
Lockheed Martin  
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IBM  
STEFAN HECK  
Nauto  
ERIC HOUSER  
Wells Fargo Bank  
JULIA HU  
Lark  
AIDAN HUGHES  
ARUP  
VICKI HUFF ECKERT  
PwC  
MARY HUSS  
SVBJ/SF Business Times  
TOM KEMP  
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McKinsey & Company  
JANET LAMKIN  
United Airlines  
JOHN LEDEK  
BD Biosciences  
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ENRIQUE LORES  
HP Inc.  
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KEN MCNEELY  
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BEN MINICUCCI  
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MARY PAPAIZIAN  
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JES PEDERSEN  
Webcor Builders  
ANDY PIERCE  
Stryker Endoscopy  
KIM POLESE  
ClearStreet  
RYAN POPPLE  
Proterra  
RUDY REYES  
Verizon  
BILL RUH  
GE  
SHARON RYAN  
Bay Area News Group  
RON SEGE  
Echelon  
DARREN SNELLGROVE  
Johnson & Johnson  
JEFF THOMAS  
Nasdaq  
JED YORK  
San Francisco 49ers

Established in 1978 by  
David Packard

July 24, 2020

Chair Howard and Honorable Commissioners  
Sunnyvale City Hall  
456 W Olive Ave,  
Sunnyvale, CA 94086

**RE: Support for CityLine Phase II, Downtown Sunnyvale**

Dear Chair Howard, Vice Chair Simons, and Honorable Commissioners Harrison, Howe, Olevson, Rheame, and Weiss,

On behalf of the Silicon Valley Leadership Group, I am writing to express our support for the CityLine Phase II development proposed by the Sares-Regis Group. The Leadership Group is a strong supporter of transit-oriented development proposals like the one at hand. We are eager to support projects that will reduce commute times for employees, overall traffic congestion, and harmful environmental pollutants for Sunnyvale and the Silicon Valley as a whole.

The Silicon Valley Leadership Group was founded in 1978 by David Packard, Co-Founder of Hewlett Packard. Today, the Leadership Group is driven by more than 330 CEOs/Senior Executives to proactively tackle issues to improve our communities and strengthen our economy, with a focus on education, energy, the environment, health care, housing, tax policy, tech & innovation policy, and transportation.

We are excited by the ample opportunity that the proposed development would bring to downtown Sunnyvale. The proposal would bring 792 homes, including market-rate and affordable options, to our downtown core. Of those homes, the mix of home types includes studios to three bedroom options as well as townhomes that would blend with the existing neighborhood look. This choice brings harmony to the look and feel of the downtown while providing high quality housing options for a wide range of potential residents.

Additionally, the proposal is directly next to the downtown Sunnyvale Caltrain station. The location provides easy commute access for future residents in the home development, but also allows for easy commuting for employees of the office and retail spaces. Further, we are looking forward to how this development will complement the first phase of CityLine as well as the rest of the downtown core.

The Leadership Group proudly supports thoughtful, transit-oriented residential developments like the one before you.

Sincerely,

Kat Wortham  
Senior Associate, Health & Housing Policy  
Silicon Valley Leadership Group



## Bonnie Filipovic

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**From:** kirk vartan <[REDACTED]>  
**Sent:** Thursday, July 23, 2020 10:16 AM  
**To:** OCM AP; Glenn Hendricks; Russ Melton; Michael S. Goldman; Nancy Smith; Larry Klein; Gustav Larsson; Mason Fong; CityClerk AP; Trudi Ryan; Noren Caliva-Lepe; PlanningCommission AP; Planning AP; [REDACTED]; Travis Duncan; Michelle King; Shaunn Mendrin  
**Subject:** Input on Cityline Project by Sares Regis

ATTN: Email is from an external source; Stop, Look, and Think before opening attachments or links.

Dear Planning Commissioners, Planning Staff, & Sares Regis,

I want the best possible development projects to be built in our community. I would like to see a placemaking plan in place for this area so that there is the maximum capability for an enhanced ground-floor experience for the community and the public. In this area, you need to maximize the ground floor engagement. Please do this!!!!

That's why I want to offer some ideas on what I like about the Cityline project, as well as what you can do to make sure it's the best project possible.

Sares Regis's impressive project will bring people to downtown and create a vibrant place.

Here are some things to like about the current proposal:

- The developer is bringing 793 homes, of which 11% will be affordable to this transit-oriented location downtown
- It focuses on connecting to Caltrain by guiding residents and visitors between the station and a public redwood square.
- It extends Murphy Avenue and adds to downtown's vibrancy with ground floor commercial and a public square.
- Sares Regis followed an extensive and impressive community engagement process

And here are some things the Commission might consider in its deliberations:

- Could the developer increase the residential building height and density to add both more market-rate and affordable units in this transit-oriented location?
- While the development is building to a level of sustainability above city requirements, could the developer move up to the Build it Green "Platinum" standard?
- Could Sares Regis increase the percent of parking spaces for electric vehicles?
- Would the developer consider providing long-term transit passes to residents as a TDM measure that would allow it to reduce the amount of parking? The current proposal of 1-free month is insufficient to shift behavior long-term.
- Could the developer increase the amount of bicycle parking, including larger secure parking for cargo bikes and ebikes?

Catalyze SV's members have good ideas for how to make this project even better. Will you please consider ensuring they become part of the final project?

Thank you for considering my perspective.

Sincerely,

Kirk Vartan



July 24, 2020

Sunnyvale Planning Commission

Dear Members of the Planning Commission,

As a board member and recording secretary of the Sunnyvale Downtown Association, I support the City's DSP and Phase 2 of Cityline's Development Plan. We believe this plan is best for our downtown as a whole, supporting both our existing SDA members and the new CityLine development. With this letter, I am asking you to approve CityLine's development plan.

Sincerely,

Leigh Odum

## Bonnie Filipovic

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**From:** Marvel Ang <[REDACTED]>  
**Sent:** Friday, July 24, 2020 2:30 PM  
**To:** OCM AP; Glenn Hendricks; Russ Melton; Michael S. Goldman; Nancy Smith; Larry Klein; Gustav Larsson; Mason Fong; CityClerk AP; Trudi Ryan; Noren Caliva-Lepe; PlanningCommission AP; Planning AP; [REDACTED]; Travis Duncan; Michelle King; Shaunn Mendrin  
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Catalyze SV's members have good ideas for how to make this project even better. Will you please consider ensuring they become part of the final project?

Thank you for considering my perspective.

Sincerely,

## Bonnie Filipovic

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**From:** Michael Abramson <[REDACTED]>  
**Sent:** Thursday, July 23, 2020 6:32 PM  
**To:** OCM AP; Glenn Hendricks; Russ Melton; Michael S. Goldman; Nancy Smith; Larry Klein; Gustav Larsson; Mason Fong; CityClerk AP; Trudi Ryan; Noren Caliva-Lepe; PlanningCommission AP; Planning AP; [REDACTED]; Travis Duncan; Michelle King; Shaunn Mendrin  
**Subject:** Input on Cityline Project by Sares Regis

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Dear Planning Commissioners, Planning Staff, & Sares Regis,

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Catalyze SV's members have good ideas for how to make this project even better. Will you please consider ensuring they become part of the final project?

Thank you for considering my perspective.

Sincerely,  
Michael Abramson  
South Bay YIMBY

## Bonnie Filipovic

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**From:** Mike Serrone <[REDACTED]>  
**Sent:** Monday, July 27, 2020 9:25 AM  
**To:** PlanningCommission AP; Council AnswerPoint  
**Subject:** Items 20-0179 Downtown Specific Plan Amendment and 20-0342 DEVELOPMENT AGREEMENT between the City of Sunnyvale and STC Venture LLC (CityLine)

ATTN: Email is from an external source; Stop, Look, and Think before opening attachments or links.

Members of the Planning Commission,

The Downtown Specific Plan Amendment and the Development Agreement with CityLine are critical next steps in the long and winding road leading to revival of our downtown. I urge you to recommend that the City Council approve both the Amendment and the Development Agreement.

Over the past several years, CityLine has held many, many outreach meetings, meetings with the Planning Commission, with the City Council, with staff, meetings with Livable Sunnyvale and other organizations. A search of the City meeting files shows 28 reports or actions going back to 2017 related to the CityLine development.

My sense is that this development has had more reviews than all other current projects combined. And CityLine has been very responsive to feedback from the City and the public, making extensive changes based on the input they received.

Recently, Livable Sunnyvale along with Catalyze SV reviewed the latest proposal from CityLine. Both organizations endorsed the project.

At this point, I do not believe that there is any improvement or refinement to either of these items that is worth delaying this development by a single day.

Downtown has been mostly vacant for so long we have accepted it as the new normal, but there has been a major impact on revenues to the City and our quality of life from the very long delays. CityLine has the financing and the expertise to complete this development. We are fortunate to have a good partner willing to invest in our City. We should seize the opportunity and let this move ahead. Any minor details that have not been previously addressed can be dealt with later.

The comments above would be my recommendation if we weren't in the middle of a pandemic. But the pandemic makes it even more critical that we start this development. Downtown construction will be very disruptive, but at this point there is very little to disrupt. Any work that can be done while we are in partial shutdown will be a good thing. And anything that is open for business next year when the economy starts to come back will also be a good thing.

Even more of a concern: Investors in CityLine and other Sunnyvale projects may decide to direct their funding into one of the many countries that has successfully dealt with the coronavirus and is in economic recovery. We should not assume that we can delay this development indefinitely.

Please give a strong referral of these items to Council and urge them to act quickly so that work rebuilding downtown can start immediately

Respectfully,



## Bonnie Filipovic

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**From:** Paul Bickmore <[REDACTED]>  
**Sent:** Sunday, July 26, 2020 12:29 PM  
**To:** OCM AP; Glenn Hendricks; Russ Melton; Michael S. Goldman; Nancy Smith; Larry Klein; Gustav Larsson; Mason Fong; CityClerk AP; Trudi Ryan; Noren Caliva-Lepe; PlanningCommission AP; Planning AP; Travis Duncan; Michelle King; Shaunn Mendrin  
**Subject:** The Cityline Project

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Dear Planning Commissioners, Planning Staff, & Sares Regis,

I like the Cityline project, want you to make it the best project possible.

Here are some things to like about the current proposal:

- We're getting seven hundred ninety-three homes, almost one ninth of which will be affordable
- It focuses on connecting to Caltrain by guiding residents and visitors between the station and a public redwood square.
- It extends Murphy Avenue and adds to downtown's vibrancy with ground floor commercial and a public square.

And here are some things the Commission might consider in its deliberations:

- Could the developer increase the residential building height and density to add both more market-rate and affordable units?
- Would the developer and city consider reducing the amount of parking in this transit-oriented location? Providing long-term transit passes to residents as a T.D.M. measure might make this easier to do, as the current proposal of one free month is not much.
- Could the developer increase the amount of bicycle parking, including larger secure parking for cargo bikes and ebikes?

Catalyze SV's members in our community (like me) have good ideas for how to make this project even better. Ensure we are included in improving the final project

Thank you,

Paul Bickmore



## Bonnie Filipovic

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**From:** Rahul @ Oxford [REDACTED]  
**Sent:** Sunday, July 26, 2020 10:50 PM  
**To:** PlanningCommission AP  
**Subject:** Supporting Cityline's Phase 2 development of Sunnyvale downtown

ATTN: Email is from an external source; Stop, Look, and Think before opening attachments or links.

To the Sunnyvale Planning Commission,

This letter is to voice The Oxford Gastropubs full and complete support of the continuing efforts by Cityline specifically its Phase 2 development of the Sunnyvale downtown.

As a board member on the SDA I recognize and respect the important contribution Cityline is making to the downtown fabric of Sunnyvale which in turn positively impacts the business(s).

Given their proven track record myself and other board members of the SDA feel confident that this development is in the best possible hands.

Thank you and look forward to a positive response.

--

regards,  
**Rahul Nair**  
*Managing Partner*

**Bonnie Filipovic**

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**From:** Tara Martin-Milius <[REDACTED]>  
**Sent:** Sunday, July 26, 2020 9:53 PM  
**To:** PlanningCommission AP  
**Subject:** CityLine Item

ATTN: Email is from an external source; Stop, Look, and Think before opening attachments or links.

Hello, Planning Commissioners,

Please approve the Downtown Specific Plan Amendment and the Cityline Development Agreement on Monday night.

This is a timely next step toward the downtown completion. Cityline's project with the public plaza in the center brings retail, housing and jobs to transit, TOD and mixed-use in our downtown! As a long-time proponent of affordable housing, and open space, I support this project, and have since it started. There are also significant community benefits.

Go high, go dense, go green!

Regards,  
Tara Martin-Milius





City of Sunnyvale

July 27, 2020

Planning Commission

Sunnyvale, CA 94086

Re: DSP & Citiline Phase ||

As a board member of the Sunnyvale Downtown Association, I write this letter to show my full support for the Downtown Specific Plan. As a member of the board and our local community we feel this project will better our downtown business/organizations all together.

I am excited to see this movement move forward and bring our diverse community together as we plan for a better tomorrow.

Thank you to those involved in making Citiline Phase || possible!

Sincerely,

Amit Rajgarhia

A handwritten signature in black ink, written over a horizontal line. The signature is stylized and appears to read "Amit Rajgarhia".





July 27, 2020

City of Sunnyvale – Planning Commission  
456 W. Olive Avenue  
Sunnyvale, CA 94086

**Re: Planning Commission Meeting – Downtown Specific Plan Amendment**

Honorable Commissioners,

On behalf of Target Corporation and our T2584 Sunnyvale store, I would like to share our enthusiastic support of the Downtown Specific Plan Amendment. I am sure that each of you recall when Target its Sunnyvale store in 2009. I know that I certainly do! Every Target team member that had a role in bringing this project to reality was incredibly proud when the Sunnyvale store finally opened. Our new store along with the reinvestment and transformation that was planned for the immediate neighborhood appeared to be an incredible match of vision and synergy, but soon thereafter, the harsh reality of the Recession took hold, which impacted the entire nation including Sunnyvale. Prior to the Recession, there was vision and clarity, but its aftermath left little more than doubt and the question: “what’s next?”. The DSP amendment and the subsequent execution of the project will finally provide the realization that Sunnyvale’s best days are still ahead.

The DSP amendment addresses learnings taken from the aftermath of the Recession and will put them into action. Housing, business, dining and entertainment all connected, providing a collective synergy that will reflect the very essence of “Live, Work and Play”. Add-in the upside of short and long term employment opportunities, additional sales-tax revenues and the eventual connection of the CALTRAIN station to the rest of downtown, and it’s quite easy to get enthused for what this will mean to the Sunnyvale community, which Target is proud to be a part of!

Thank you for your consideration.

Respectfully,

A handwritten signature in black ink that reads "Tom Dawson".

Tom Dawson  
Sr. Real Estate Portfolio Manager  
Target Corporation

## **Ktea Cafe**

139 S Murphy Ave  
Sunnyvale, Ca 94086



**7/25/2020**

## **City of Sunnyvale**

Planning Commission  
Sunnyvale, Ca 94086

Re: SDA's support of the DSP and Phase 2 of the Cityline Development

As a Business Owner, Board Member and Treasure with the Sunnyvale Downtown Association. I would like to welcome and express my appreciation for the beginning of a long-lasting business relationship with Cityline working to support the entire Sunnyvale downtown and working with the SDA.

Sincerely,

*Katie Voong*  
Katie Voong

Owner, Ktea Café

Kteacafe@gmail.com