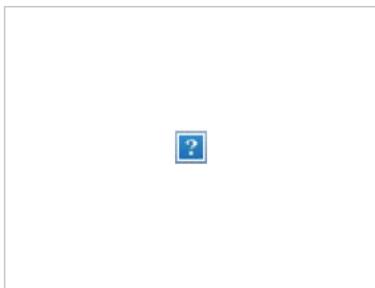


From: [Mountain View MVCSP](#)
To: [Kamei, Ellen](#); [Ramirez, Lucas](#); [Abe-Koga, Margaret](#); [Matichak, Lisa](#); [Showalter, Pat](#); [Sally Lieber](#); [Lieber, Sally](#); [Hicks, Alison](#)
Cc: [Mountain View MVCSP](#); [Cameron, Dawn](#); [REDACTED]; [Shrivastava, Aarti](#); [McCarthy, Kimbra](#); [Lo, Ria](#); [Whyte, Brandon](#); [REDACTED]; [Glaser, Heather](#)
Subject: MVCSP comments on North Bayshore Circulation Study Draft Report to Mountain View City Council
Date: Monday, December 6, 2021 12:22:53 PM
Attachments: [CC-NorthBayshoreCirculationStudy-20211207.pdf](#)

CAUTION: EXTERNAL EMAIL - Ensure you trust this email before clicking on any links or attachments.

(formal letter attached)



Mountain View Coalition for Sustainable Planning
c/o Aaron Grossman
817 Montgomery Street
Mountain View, CA 94041

December 7, 2021

City of Mountain View City Council
City Hall, 500 Castro Street
PO Box 7540
Mountain View, CA 94039-7540

Re: North Bayshore Circulation Study Draft Report

Dear Mayor Kamei and City Council members:

The Mountain View Coalition for Sustainable Planning (MVCSP) appreciates the opportunity to respond to the North Bayshore Circulation Study Draft Report. MVCSP has the following comments:

- Staff and the consultants have done an excellent job in crafting recommendations for the Circulation Study and we are in concurrence with most of them.
-

Given the unusual travel patterns during the COVID-19 pandemic, MVCSP applauds the recommendation to update the Circulation Study in 3–5 years once more is known about postpandemic circulation patterns. In a few years, more should be known about the degree of continued remote work and how this might impact travel patterns in short, medium and long term. A definitive lesson of the pandemic is that remote work is feasible and is an important tool in traffic mitigation.

- The Circulation Study update should incorporate the findings and recommendations of the Active Transportation Plan since walking and bicycling are critical modes in the North Bayshore Precise Plan.
- The recommendation to expand public transit in collaboration with VTA and MTMA is welcome, but there needs to be a more aggressive and definitive plan for development of public transit in North Bayshore. Google in particular has done an exemplary job in developing the currently private Google Bus network. However, the transit strategies to serve residential development in North Bayshore, in particular, are inadequate. There needs to be better coordination and integration with Google Buses in a public-private partnership that enables Mountain View residents throughout the City, including North Bayshore, to have access to a robust community transit service with adequate 10 minutes frequencies and coverage throughout Mountain View. This should include allowing Mountain View residents to have access to the Google Bus network at least for local trips. The Circulation Study update should develop a funding package for the public component of the envisioned public-private partnership that can match the funding of the private TMA partners.
- We concur with the recommendation to defer the consideration of congestion pricing. As proposed by Alta Planning in the review of the TDM strategies, a dynamic paid parking program should be considered as an important tool if the SOV mode objective of 45% is not achieved. It is our opinion that a targeted paid parking system will be necessary to achieve the lowering of the SOV objective to 35% or 40%. Paid parking is more feasible with the extensive District Parking proposed in North Bayshore and its consideration should be better highlighted in the next update of the Circulation Study.
- There is significant emphasis in the Priority Transportation Project in improving and expanding auto access to North Bayshore. The pandemic and climate change goals should cause us to put some of the traditional concrete infrastructure capacity building on pause. Is it all necessary and desirable when the goal is more of a walkable and bikeable three complete neighborhoods? At a minimum, we hope the City Council will de-emphasize auto trip-inducing infrastructure projects.

Thank you again for the opportunity to comment.

Sincerely,
Cliff Chambers
for the Mountain View Coalition for Sustainable Planning

cc:

Dawn Cameron, Public Works Director

Jim Lightbody, City Staff Consultant

Aarti Shrivastava, Assistant City Manager / Community Development Director

Kimbra McCarthy, City Manager

Ria Lo, Transportation Manager

Brandon Whyte, Active Transportation Planner

Priyoti Ahmad, Sustainability Transportation Planner

Heather Glaser, City Clerk

About Mountain View Coalition for Sustainable Planning

The Mountain View Coalition for Sustainable Planning is a local volunteer-based organization dedicated to making Mountain View as beautiful, economically healthy, transit, bicycle, and pedestrian accessible, and affordable as possible. MVCSP member interest and expertise covers areas such as housing, transportation, the environment, the economy, and beyond!

For more information, see <http://www.mvcsp.org>.

To contact us, send email to mvcsp.info@gmail.com.



Mountain View Coalition for Sustainable Planning
c/o Aaron Grossman
817 Montgomery Street
Mountain View, CA 94041

December 7, 2021

City of Mountain View City Council
City Hall, 500 Castro Street
PO Box 7540
Mountain View, CA 94039-7540

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Thank you again for the opportunity to comment.

Sincerely,

Cliff Chambers

for the Mountain View Coalition for Sustainable Planning

cc:

Dawn Cameron, Public Works Director

Jim Lightbody, City Staff Consultant

Aarti Shrivastava, Assistant City Manager / Community Development Director

Kimbra McCarthy, City Manager

Ria Lo, Transportation Manager

Brandon Whyte, Active Transportation Planner

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About Mountain View Coalition for Sustainable Planning

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For more information, see <http://www.mvcsp.org>.

To contact us, send email to mvcsp.info@gmail.com.

From: [David Meyer](#)
To: [Kamei, Ellen](#); [Ramirez, Lucas](#); [Abe-Koga, Margaret](#); [Hicks, Alison](#); [Lieber, Sally](#); [Matichak, Lisa](#); [Showalter, Pat](#)
Cc: [Alkire, Martin](#); [City Clerk](#); [City Council](#); [Shrivastava, Aarti](#)
Subject: SV@Home Letter RE: North Bayshore Gateway Master Plan
Date: Monday, December 6, 2021 1:39:37 PM
Attachments: [image003.png](#)
[SVH Letter RE - NBS Gateway Master Plan 120321 \(final\).pdf](#)

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Dear Mayor Kamei, Vice Mayor Ramirez, and Councilmembers Abe-Koga, Hicks, Lieber, Matichak, and Showalter:

On behalf of Silicon Valley at Home and our members, we write today to express our support for the North Bayshore Gateway Master Plan. Mountain View's vision of a vibrant, mixed-use Gateway area complements the groundbreaking North Bayshore Precise Plan. This Master Plan will help guide the landowners towards a coordinated implementation of the City's overall objectives and should be used to help make headway towards achieving the housing and affordable housing goals.

The road to implementation of the North Bayshore Precise Plan has been long, and we urge the City Council to adopt staff recommendations. They will enable landowners to continue to move forward with their plans while incentivizing housing development. **We appreciate staff recommendations related to front-loading residential development as well as tying remaining bonus FAR allocations more closely to affordable housing production.**

It is clear that financial feasibility of residential development will continue to be a challenge in North Bayshore. We appreciate the updated analysis completed by Seifel Consulting and believe ongoing assessment will be important as economic conditions continue to shift. Achieving both housing and deed-restricted affordable housing in the Gateway area is important to reaching the Precise Plan's total potential housing capacity of 9,850 new homes, 20% of them affordable. **We urge the City and Council to continue to assess ways to move housing development forward across the Precise Plan area and improve financial feasibility, including through the potential allocation of the remaining bonus office FAR based on affordable housing production and fee right-sizing considerations.**

Thank you to City Staff and the Council for your leadership on implementing the North Bayshore Precise Plan.

Sincerely,

David

David Meyer

Director of Strategic Initiatives



david@siliconvalleyathome.org



Silicon Valley Is Home. Join our Houser Movement. [*Become a member!*](#)

December 6th, 2021

Board of Directors

Kevin Zwick, Chair
United Way Bar Area

Gina Dalma, Vice Chair
*Silicon Valley Community
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Candice Gonzalez, Secretary
Sand Hill Property Company

Andrea Osgood, Treasurer
Eden Housing

Shiloh Ballard
Silicon Valley Bicycle Coalition

Bob Brownstein
Working Partnerships USA

Amie Fishman
*Non-Profit Housing
Association of Northern CA*

Ron Gonzales
*Hispanic Foundation
of Silicon Valley*

Javier Gonzalez
Google

Poncho Guevara
*Sacred Heart Community
Service*

Janice Jensen
*Habitat for Humanity
East Bay/Silicon Valley*

Janikke Klem

Jan Lindenthal
MidPen Housing

Jennifer Loving
Destination: Home

Mary Murtagh
EAH Housing

Chris Neale
The Core Companies

Kelly Snider
Kelly Snider Consulting

Staff
Regina Celestin Williams
Executive Director

Mayor Kamei and Members of the Mountain View City Council
City of Mountain View
500 Castro Street
Mountain View, CA 94041

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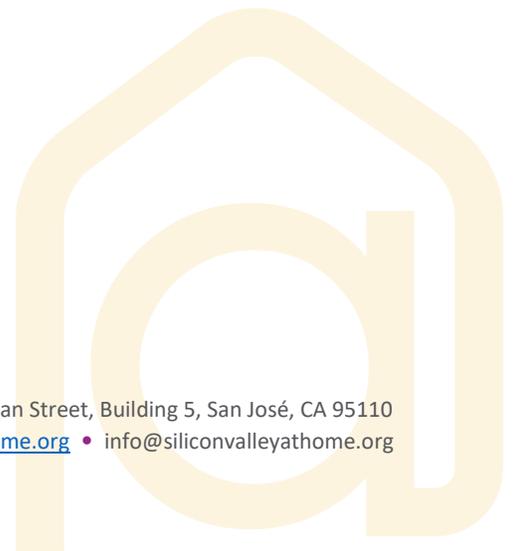
Thank you to City Staff and the Council for your leadership on implementing the North Bayshore Precise Plan.

Sincerely,



David K Meyer
Director of Strategic Initiatives

Date
Re: Subject
Page 2 of 8



From: [REDACTED]
To: [REDACTED]
Cc: [Kamei, Ellen](#); [Ramirez, Lucas](#); [Hicks, Alison](#); [Lieber, Sally](#); [Showalter, Pat](#); [Matichak, Lisa](#); [Abe-Koga, Margaret](#); [City Council](#); [Dave Lewis](#); [Ellen Wheeler](#); [REDACTED]; newsletter@montaloma.org; [REDACTED]; [Martin Griss](#)
Subject: Commentary on Google North of Bayshore
Date: Wednesday, December 8, 2021 12:29:16 PM

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There is much to like about Google's visionary plan for North Bayshore, especially the people-centric use of curvilinear versus the jam & cram geometric land use layouts used by most developers for such dense projects.

As a 58-year resident, and someone who has planned and acted as a performance evaluator for several multi-billion projects, I found only two things that disturbed me:

1. **The total lack of any significant review and evaluation points by the City of Mountain View councils.** In a 30 year time-frame, things change, needs change, residents' views change, and council views change. It would seem that only one councilperson has the experience and vision to recognize the need and what negative impacts to our area might possibly occur. **TRUST ME** is a dangerous concept for any community project. **TRUST BUT VERIFY** is far more prudent.
2. **THE BLANK SLATE APPROACH TO DESIGN - scrape everything and start from scratch.** An excellent concept for any architect, but a terrible one when features that take decades to mature already exist. Obviously, not every one of the 2000+ redwoods can be saved, but a large number could. When Palo Alto's Gunn High School campus was designed; first the blank slate, then the layout was tweaked to save as many trees as possible – and there was resident input!

The basic premise of redwoods unsuitability to the area is false, as is the concept that many dead and dying trees prove the point. In Mountain View's pre-history, patches of redwoods grew out to near what was then the bay shore. The redwoods successful growth in North Bayshore prove their suitability. The 15% dead or dying trees owe their problems more to excessively compacted earth from landfill and to high saline recycled water.

In my 5+ decades as a Mountain View resident, I've seen many City Councils come and go. Some had vision and made an extra effort when asking residents; some were incredibly short-sighted and didn't listen to a wide section of residents.

Because of the visionaries citizens enjoy a refreshed Pioneer Park, the updated Adobe Building, the Rengstorff House, Cuesta Park, our state-of-the-art library, advanced fire and police departments, and other things that have made our city a good place to live.

Not the least of these are the redwoods along Middlefield Road and the City's encouragement of redwoods in developments near Shoreline Boulevard, on the old dairy farms near Moffett Boulevard, and the groves in North of Bayshore.

The luddites with no vision crippled our city in ways that still affect us: Refusal to secure what is now Cuesta Annex allowed the land to be sold and development started until citizen action forced the sitting council to take action. Refusal to buy a large parcel and 1920s home on the corner of Church & Calderon, lost an ideal site for a history museum and heritage orchard. And the time bomb that is still ticking – refusal to buy the Wells Fargo site on Castro, whose development may eventually destroy the ambiance of Pioneer Park.

It's not too late to ask Google to modify an admittedly admirable and visionary plan, to focus on the redwoods. The development will be a boon for Mountain View, but it still requires some interim public oversight and reconsideration for their basic premise about an appropriate natural environment for North Bayshore

Be a visionary council, but be one who embraces *Trust but Verify* over *Trust Me*.

Notes: I first walked North of Bayshore in the early 1960s, as did others and our now retired City Manager, Kevin Duggan. Collectively, we have a somewhat different view of the changes in North Bayshore over time.

From: [David Meyer](#)
To: [Kamei, Ellen](#); [Ramirez, Lucas](#); [Abe-Koga, Margaret](#); [Hicks, Alison](#); [Lieber, Sally](#); [Matichak, Lisa](#); [Showalter, Pat](#)
Cc: [City Clerk](#); [Shrivastava, Aarti](#); [Alkire, Martin](#); [City Council](#)
Subject: SV@Home Letter RE: Google North Bayshore Master Plan Study Session
Date: Friday, December 10, 2021 9:03:32 AM
Attachments: [image003.png](#)
[SVH Letter RE - Google Master Plan Study Session 121421 \(final\).pdf](#)

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Dear Mayor Kamei, Vice Mayor Ramirez, and Councilmembers Abe-Koga, Hicks, Lieber, Matichak, and Showalter:

On behalf of Silicon Valley at Home and our members, we write today in support of Google's proposed North Bayshore Master Plan. Our organization has been engaged in the North Bayshore process from the beginning, and we are excited that the City of Mountain View can finally consider a major proposal to begin implementation of the groundbreaking Precise Plan. Thank you to the Council and staff for your leadership in moving this process forward.

We strongly support Google's housing-rich proposal, which will include 7,000 new homes, of which 20% will be affordable through a combination of moderate-income on-site inclusionary and land dedications to reach deeper levels of affordability. The housing and affordable housing's integration into new neighborhoods with new parks, ecological improvements, bike-ped infrastructure, and new businesses is exactly what the City laid out in the Precise Plan.

Ensuring that the housing and affordable housing components move forward and are actually built is critical to the Plan's success and to meeting the City's overarching housing goals. To that end, we have several comments and recommendations on the Plan and its implementation:

1. **Housing Construction Timeline:** We are pleased that Google is proposing to front-load residential development in Phases 1 and 2, which include the potential for 2,912 new homes. Importantly, the first two phases include three dedicated parcels for affordable housing, which are estimated to accommodate up to 528 deed-restricted affordable homes. The following recommendations are key to realizing this near-term affordable housing potential:
2. **Development Streamlining:** We are generally supportive of Google's streamlining requests. When combined with ongoing community engagement, the proposed streamlining will reduce delays in advancing all of the Plan's components (including the housing pieces) while providing more development certainty. We do hope that streamlining will also allow for the Plan's implementation to advance on a faster timeline than the maximum requested 30 year build-out.
3. **Affordable Housing Implementation Plan:** We believe it is critical that the City and Google collaborate to develop an Affordable Housing Implementation Plan that lays a clear path to the development of standalone deed-restricted affordable housing on the dedicated parcels. This should include:

- a. A process for the City of Mountain View to quickly move forward on finalizing any requirements for these sites and soliciting non-profit development partners to ensure the affordable housing components are not delayed in any way after the land is transferred to the City.
- b. An assessment of the resources needed to finance all of the affordable units alongside strategies for how the City will be able to secure these funds. For example, we strongly recommend that commercial linkage fees from Google's office developments in North Bayshore be targeted in support of these affordable developments.

Overall we are thrilled with how this proposed Master Plan fulfills the City of Mountain View's vision for North Bayshore. **We urge the Council to move Google's Master Plan forward and instruct staff to begin work on an Affordable Housing Implementation Plan that will help prioritize the development of much-needed affordable housing.**

Sincerely,

David

David Meyer
Director of Strategic Initiatives

david@siliconvalleyathome.org



Silicon Valley Is Home. Join our Houser Movement. [*Become a member!*](#)

Board of Directors

Kevin Zwick, Chair
United Way Bar Area

Gina Dalma, *Vice Chair*
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Andrea Osgood, *Treasurer*
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MidPen Housing

Jennifer Loving
Destination: Home

Mary Murtagh
EAH Housing

Chris Neale
The Core Companies

Kelly Snider
Kelly Snider Consulting

Staff
Regina Celestin Williams
Executive Director

TRANSMITTED VIA EMAIL

December 10th, 2021

Mayor Kamei and Members of the Mountain View City Council
City of Mountain View
500 Castro Street
Mountain View, CA 94041

Dear Mayor Kamei, Vice Mayor Ramirez, and Councilmembers Abe-Koga, Hicks, Lieber, Matichak, and Showalter:

RE: Google North Bayshore Master Plan Study Session

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December 10th, 2021

Re: Google North Bayshore Master Plan Study Session

Page 2 of 2

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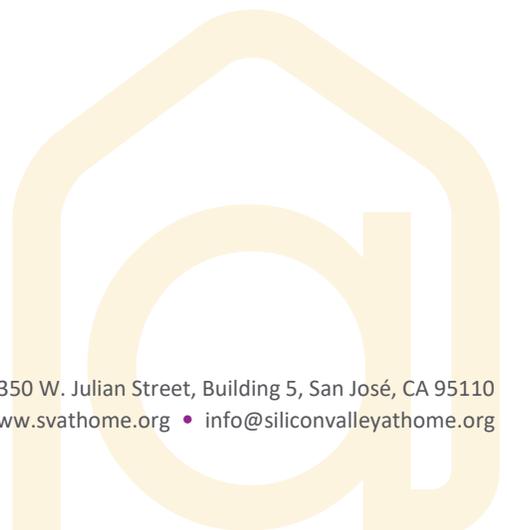
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Sincerely,



David K Meyer

Director of Strategic Initiatives



From: [Barbara Kelsey](#)
To: [City Council](#)
Cc: [Gita Dev](#); [REDACTED]; [Eileen McLaughlin](#); [Alice Kaufman](#); [linda](#)
Subject: Joint comment letter regarding the December 14th, 2021 Agenda: Google North Bayshore Master Plan
Date: Friday, December 10, 2021 11:40:01 AM
Attachments: [North Bayshore letter for Mtn View CC Study Session Dec 14.pdf](#)

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December 10, 2021

To: Mayor Kamei and Mountain View City Council

Re: December 14th, 2021, Agenda: Google North Bayshore Master Plan

The undersigned organizations have engaged in the North Bayshore planning process with the City of Mountain View and with Google since 2012. Over the years, we have advocated for biodiversity, ecological resilience and for a design that considers buildings, utilities, landscapes, streetscapes, open space, and our natural environment in a holistic way that provides for both human and ecological communities. Please see our joint comment letter attached.

We are looking forward to continued conversation regarding this special neighborhood in Mountain View.

Respectfully submitted,

Gita Dev
Sustainable Land Use Committee
Sierra Club Loma Prieta

Giulianna Pendleton
Environmental Advocacy Assistant
Santa Clara Valley Audubon Society

Eileen McLaughlin
Board Member
Citizens Committee to Complete the Refuge

Alice Kaufman
Legislative Advocacy Director
Green Foothills

Linda Ruthruff
Conservation Chair
California Native Plant Society
Santa Clara Valley Chapter

sent by:

Barbara Kelsey

she/her/hers

Chapter Coordinator

Sierra Club, Loma Prieta Chapter

3921 E. Bayshore Rd, Suite 204

Palo Alto, CA 94303

barbara.kelsey@sierraclub.org

Please note that we will be closed from December 23rd, 2021 to January 3rd, 2022.

I will be checking email and snail mail at least twice per week over our break.



CALIFORNIA NATIVE PLANT SOCIETY SANTA CLARA VALLEY CHAPTER

December 10, 2021

Mayor Kamei and Mountain View City Council
Via e-Mail: citycouncil@mountainview.gov

Re: December 14th, 2021, Agenda: Google North Bayshore Master Plan

The undersigned organizations have engaged in the North Bayshore planning process with the City of Mountain View and with Google since 2012. Over the years, we have advocated for biodiversity, ecological resilience and for a design that considers buildings, utilities, landscapes, streetscapes, open space, and our natural environment in a holistic way that provides for both human and ecological communities.

The City of Mountain View Vision for North Bayshore highlights, *“North Bayshore is envisioned as a district that supports and enhances wildlife, trees, and habitat areas. In 2030, sensitive species within Shoreline at Mountain View Regional Park remain and thrive.”*

In 2021, Mountain View added Biodiversity to its priorities for the City-wide strategic plan. Google proposes to help achieve the vision and the strategic plan by offering the protection and expansion of habitat areas, a transition to a native-tree focused landscape, and community and educational spaces in the Shorebird neighborhood.

We have studied the proposed Google Master Plan, the process ahead, and the proposed community benefits. We are generally supportive of Google’s Master Plan, with the following comments, requests for clarification, and recommendations.

| | |
|-------------------------|---|
| 1. Land Use | <ul style="list-style-type: none"> • We like the placement of offices along Charleston Road, housing primarily south of Shorebird Way, and the placement of community and educational facilities at the eastern end of Charleston Road. • We are supportive of closing the eastern section of Charleston Road and Shorebird Way to auto traffic. |
| 2. Parks and Open Space | <ul style="list-style-type: none"> • We appreciate Google’s commitment to ecological design of parks |

| | |
|--|--|
| | <p>and open space. We are enthusiastically supportive of the proposed Eco Gem and Shorebird Wilds as these spaces will protect the egret colony, and provide a contiguous ecological connection to the Charleston Retention Basin as well as educational resources to the public</p> <ul style="list-style-type: none"> ● We support Google's Public Benefit proposal to design, construct and deliver the Eco Gem and its dedication to the City. However, we ask the City Council to consider and implement protections, so the Eco Gem is forever protected as an ecological space that serves North Bayshore birds and other wildlife and sustains biodiversity in the area (using tools such as deed restriction, super majority vote, conservation easement) ● We are opposed to using in-lieu fees for parks and open space in North Bayshore. As we know, at this time, open space cannot be purchased for almost any price. With the envisioned high density of residential and office use, and as the COVID experience has shown, open space is precious for livability and should not be diminished or exchanged. Park development costs should be included in the master plan. The school site should not be considered open space, as it is likely to be built up. |
| <p>2. Phasing- Phases 1& 2 are anticipated to take as long as 15 years</p> | <ul style="list-style-type: none"> ● We recommend that Phase 2, which is expected to be constructed over an extended period of time, should be defined by a finer grain (sub-phases or intermediate milestones that must be met) to ensure an equitable flow of affordable housing along with increased biodiversity, flood resilience and usable open space during the decade(s) of intense construction activity anticipated in the neighborhood. Milestone monitoring should be included. ● The Eco Gem, which is critical to the fulfilment of the ecological vision of the Precise Plan, should be guaranteed early in new development in North Bayshore. We ask that the Eco Gem, which supports biodiversity and flood protection, be included in Phase I or, at the latest, required as a first project in Phase 2. |
| <p>3. Trees and Tree Canopy</p> | <ul style="list-style-type: none"> ● We appreciate Google's commitment to a resilient, ecologically and habitat-oriented landscaping and urban forest. ● We are supportive of a habitat-focused planting palette to be required of all new as well as all tenant-improvement landscaping projects in the plan area. ● We ask for a long-term monitoring plan for trees and canopy to ensure that new and transplanted trees thrive, canopy predictions are met, and quality of irrigation or groundwater meet the needs of the trees. ● The tree palette may need to be revised periodically, due to climate changes. ● We ask for the London plane trees and the redwood trees that comprise the Shorebird Egret Colony be retained. This is important for the egrets to continue nesting there. We |

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| | <p>further ask that the redwoods located in the egret colony continue to be supplied with potable water. Irrigation of other redwoods in the area with purple pipe recycled water has led to a rapid decline in the health of the trees.</p> |
| <p>4. Lighting</p> | <ul style="list-style-type: none"> ● Artificial Light At Night (ALAN) is emerging as one of the primary causes of insect population collapse and is harmful to all ecosystems and the vast majority of living organisms. To prevent excess lighting, we ask for the Google Master Plan to provide stricter street, parking and project lighting standards than those that are required by the North Bayshore Precise Plan. ● We will be happy to work with Staff and with Google to create appropriate Lighting Standards and Guidelines for new development and Tenant Improvement Projects in the plan area. |
| <p>5. Traffic Increase versus Slow Safe Walkable Neighborhood</p> | <p>The North Bayshore Circulation Studies indicate that traffic in the North Bayshore area as a whole is anticipated to increase substantially and the area could continue towards a car-centric neighborhood.</p> <p>Slow, safe and green streets that prioritize pedestrians and micro mobility are being recognized world-wide as a more effective use of the 30-40% of city real estate that is invested in City rights-of-way (roads).</p> <p>We appreciate Google’s proposed streetscape changes to alter all the streets as noted in their “North Bayshore Framework Master Plan.” However, we recommend stronger design standards for reducing auto dominance and focusing on pedestrian priority and safety. To accomplish this, we recommend the following:</p> <ul style="list-style-type: none"> ● All the new private streets should be designed for shared mixed mode, slow streets, curved (not straight), with narrow lanes to ensure safety with very slow traffic sharing the right-of-way with pedestrians, kids and micro mobility devices having equal or higher priority. ● Existing secondary streets should be slowed down significantly, with narrower traffic lanes, widened sidewalks and protected bike lanes. ● All streets should include green infrastructure including large, shade-providing, habitat-supporting tree canopy. |
| <p>6. Public benefits</p> | <ul style="list-style-type: none"> ● We are supportive of the Eco Gem (\$7 million) as a true multi-level public benefit for biodiversity, education and recreation as well as critical flood control. ● We recognize Google adding 5% affordable housing to the 15% requirement as a valuable public benefit. ● It appears that the investment in the Charleston Corridor (\$35 Million) is required by Google’s intensified operations and is actually required mitigation for proposed intensified development rather than a special public benefit. |

7. Sea level rise (SLR) protection needs to be more clearly spelled out

- In North Bayshore, sea level rise is a real threat, as is evident in the City's \$122 million Sea Level Rise Protection Plan. The Master Plan needs to more clearly recognize the reality that this is a **massive infusion of development, including housing, into a very vulnerable area of Mountain View**. The Plan should clearly spell out the specific requirements to address sea level rise issues in the Master Plan in terms of:
 - flooding and flood control measures,
 - saltwater intrusion into infrastructure including roads, utilities and trees and include standards for salt water,
 - rising groundwater information showing projections
 - contaminants of any kind present in groundwater or potentially mobilized by rising groundwater and
 - updates that parallel the sea level rise 5-year updates in the City's CIP.

We are looking forward to continued conversation regarding this special neighborhood in Mountain View.

Respectfully submitted,

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