

From: [REDACTED] on behalf of [REDACTED]
To: [REDACTED]; [Snelling, Aki](#)
Cc: [REDACTED]
Subject: RE: Moffet Boulevard Precise Plan- Public Notification
Date: Monday, August 26, 2024 3:51:42 PM

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Aki,

I am head of the SFPUC Real Estate Services Division. Thank you for the opportunity to comment.

To add to my colleague Elton Wu's comments, the City of Mountain View should refrain from publishing any specific project on SFPUC land or applying for grants regarding the same until after the SFPUC Project Review Committee has vetted the proposed use for conformance with SFPUC policies.

Please be advised any use of SFPUC land must be authorized by a fee-based license issued by the SFPUC.

Thank you for your anticipated cooperation.

Rosanna Russell
SFPUC Real Estate Director

From: Wu, Elton H [REDACTED]
Sent: Monday, August 26, 2024 3:11 PM
To: aki.snelling@mountainview.gov
Cc: [REDACTED]
Subject: Moffet Boulevard Precise Plan- Public Notification

Hello Aki,

Thank you for the public notification regarding the Moffet Boulevard Precise Plan in Mountain View. Within the plan's boundaries, please be advised that the SFPUC's Bay Division Pipeline Nos. 3 and 4 are located between Moffett Boulevard and Middlefield Road. SFPUC's property cannot be used to satisfy any open space requirements for this project. The SFPUC prohibits any use on its ROW property that:

- Cannot be removed promptly, to allow SFPUC construction, maintenance, or emergency repairs of its facilities.
- Would conflict with SFPUC legal obligations to adjoining property owners or tenants. Some SFPUC parcels in the City of Mountain View could be subject to easements or other agreements held by adjoining landowners or third parties which may present conflicts with the proposed trail. Further research by the SFPUC's Real Estate Services is needed, but it is possible that certain SFPUC parcels may not be available for trail use.

- Would conflict with the resolution of unauthorized third-party encroachments that currently exist on some SFPUC ROW parcels.
- Would create an unreasonable burden for the SFPUC (or its ratepayers) in the use of its property for utility purposes. The SFPUC reasonably anticipates that its property in the City of ~~Milpitas~~ Mountain View will be available for future utility infrastructure and capital projects. Revocable licenses and leases issued by the SFPUC contain standard language requiring any lessee or licensee of SFPUC lands to mitigate the effects for the disruption of its recreational use on SFPUC lands, even if the SFPUC is causing the disruption of the recreational use. This includes required mitigation under the California Environmental Quality Act (CEQA).
- Is otherwise inconsistent with SFPUC plans and policies.

This list is not exhaustive. The SFPUC retains the right to disallow any use that, at the SFPUC's sole discretion, may interfere with, endanger or damage existing or future SFPUC operations, security, or facilities.

Any proposed land uses or construction activities on SFPUC property may require further review under the SFPUC's Project Review process. Additional information regarding Project Review can be found here:

<https://sfpuc.org/construction-contracts/lands-rights-of-way/project-review-and-land-use-bay-area>

If you have any questions or need more information, please contact me. Thanks

Elton Wu

Pronouns: He/ Him

Environmental Compliance and Land Planner

SFPUC Water Enterprise

Natural Resources and Lands Management Division

525 Golden Gate Avenue, 10th Floor

San Francisco, CA 94102

cell: (415) 971-7657



From: [REDACTED]
To: [Shelling, Aki](#)
Subject: Moffett Boulevard Precise Plan
Date: Thursday, August 29, 2024 6:37:54 PM

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Hello Aki,

We really appreciated being invited to the workshop last night, and we thought it was well planned and interesting.

After thinking about the group discussions, my husband and I were wondering if the small business owners on Moffett were invited to the workshop?.

We thought the idea of having high density multi-purpose buildings, with stores on the ground level and apartments above, close to public transportation intriguing, but we also wondering if they are going to be built, would they include some below market rate apartments? I think it would be good idea to include BMR dwellings because it seems like in Mountain View, some apartment complexes have been torn down, and high-end apartments and condos have been built in their place.

We live in a condominium at [REDACTED] W. Middlefield and walk on Moffet Blvd. to go downtown and to take Caltrain. We think it is a very good idea to make some improvements in the area.

Sincerely,
Barbara deGery

From: [REDACTED]
To: [Shelling, Aki](#)
Subject: re: MOFFETT BOULEVARD PRECISE PLAN
Date: Friday, August 30, 2024 2:07:36 PM

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Aki,

I work with East West Bookshop in downtown Mountain View (324 Castro Street). My husband, David, is the manager.

Just wanted to offer a small comment on the new MOFFETT BOULEVARD PRECISE PLAN.

Whatever mixed use is planned for the area, it seems that there is so much empty office and retail space in Mountain View (throughout the city, and downtown, too), it makes sense to be as broad in mixed use as you can allow in Moffett area, including more housing even in the commercially zone areas.

What seems to be most needed is affordable housing of any kind.

What seems to least needed is retail and office.

In the 1st 3 blocks of Castro Street, there are still about 18 empty storefronts. Along the side streets, much there is also empty. This has been true for many years for some of these properties. There is a large 3 or 4 story office building behind East West that has been empty for some years now, and moves from one owner to another, hoping to rent it. It's fairly new construction, but no takers.

Maybe that's because asking rents are still much too high downtown. If new, less-expensive retail and commercial opens up on Moffett, the downtown will likely continue to have many unrented storefronts.

I wish there were a way to have a fee on landlords for each month their spaces remain unrented, to help incentivize them to lower their rents.

Thank for working on this, and good luck sorting all of this out...It's a conundrum.

All the best!
Anaya

From: [Mtn. View Historical Association](#)
To: [Shelling, Aki](#)
Cc: [REDACTED]
Subject: Re: City of Mountain View Moffett Boulevard Precise Plan Project
Date: Monday, July 8, 2024 5:17:49 PM
Attachments: [Arrow development plaque.pdf](#)

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Hello Aki-

Thank you for reaching out to the MV Historical Association. We welcome the opportunity to provide input.

I serve as the president of the board- Please include the following email for the prime contact.

Pamela Baird [REDACTED]

Please also include the email that you used to reach us.

In 2015 the MVHA board was hoping to erect a historical panel on Moffett to mark Arrow Development. I've included a copy of the proposal. It would be great to have this company recognized in a public manner.

Has a website been established for this Precise Plan? If so- can you please let us know?

Let us know if you have any other questions.

regards-

Pamela Baird

[REDACTED]



www.mountainviewhistorical.org

[REDACTED]

[REDACTED]

[REDACTED]

From: [REDACTED]
To: [Snelling, Aki](#)
Subject: upcoming community workshop
Date: Monday, August 19, 2024 10:09:49 PM
Attachments: [image001.png](#)
[image002.png](#)
[image003.png](#)
[image004.png](#)
[image005.png](#)

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Hi Aki,

We are keenly interested in the future of Moffett Blvd. However, this plan doesn't seem to include the area between 85 and 101. Does it make any sense to attend the upcoming community workshop?

Thanks,

Ru



Ru Paster
General Manager
The Ameswell Hotel

p: [REDACTED]
a: 800 Moffett Boulevard, Mountain View, CA 94043
e: [REDACTED]



From: [REDACTED]
To: [Shelling, Aki](#)
Subject: Moffet Boulevard Precise Plan Feedback
Date: Monday, August 26, 2024 8:42:36 PM

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Hi Aki,

My name is Tim and I am a resident of Mountain View. I saw there is a meeting about the Moffett Boulevard Precise Plan on Wednesday, but I won't be able to make it. If you are seeking public input, I would like to give my feedback. I am in support of zoning the Moffett boulevard area more densely and encouraging the development of more housing and businesses. I would love to see Moffet Boulevard become a vibrant mixed use neighborhood with more businesses, but also lots of additional housing. Any efforts to densify and further develop Moffet would be greatly appreciated.

Thanks,

Tim

From: [REDACTED]
To: [REDACTED]
Cc: [Snelling, Aki](#); [Pancholi, Diana](#); [REDACTED]
Subject: San Francisco to Become First City in California to Create New Entertainment Zones | San Francisco
Date: Saturday, September 21, 2024 8:35:54 AM

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What do you think about Mountain View becoming the second city to have a designated new entertainment zone? Could this be considered in the Moffett Blvd Precise Plan? Is this something we want to evaluate in the category of entertainment opportunities that do not exist in the Downtown area?

Please confirm receipt of my email. <http://www.sf.gov/news/san-francisco-become-first-city-california-create-new-entertainment-zones>

Sincerely, Daniel Shane

From: [REDACTED]
To: [REDACTED]
Cc: [Pancholi, Diana](#); [Snelling, Aki](#); [REDACTED]
Subject: Re: San Francisco to Become First City in California to Create New Entertainment Zones | San Francisco
Date: Monday, September 23, 2024 11:04:04 AM

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Dan, my first take is that an Entertainment Zone may be premature for Moffett Boulevard given it has so few locations that could benefit. **It may, however, be beneficial for the downtown Castro Street area, which has been suffering from abandoned store fronts;** it may help to enliven the area and elicit interest of business owners for potential return and investment. I would be interested in seeing the City consider that.

Thank you for bringing that up.

Best,
George Markle
Moffett Boulevard Neighborhood, Nextdoor Lead

On Sep 23, 2024, at 8:46 AM, Pancholi, Diana <Diana.Pancholi@mountainview.gov> wrote:

Daniel,

Thank you for your email. Planning Division along with Economic Development Division are looking into entertainment zones related recent legislation and exploring opportunities with our current projects.

Sincerely,
Diana

Diana Pancholi
Principal Planner
Community Development Department | Planning Division
650-903-6306 | MountainView.gov
[Twitter](#) | [Facebook](#) | [Instagram](#) | [YouTube](#) | [AskMV](#)

-----Original Message-----

From: Daniel Shane [REDACTED] >
Sent: Saturday, September 21, 2024 8:36 AM
To: George Markle 2 [REDACTED]

Cc: Snelling, Aki <Aki.Snelling@mountainview.gov>; Pancholi, Diana
<Diana.Pancholi@mountainview.gov>; [REDACTED]

Subject: San Francisco to Become First City in California to Create New Entertainment Zones
| San Francisco

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Sincerely, Daniel Shane