

TRANSMITTED VIA EMAILNovember 4th, 2019

Honorable Mayor Matichak and Members of the City Council
 City of Mountain View
 500 Castro Street
 Mountain View 94041

Dear Mayor Matichak, Vice Mayor Abe-Koga, and Councilmembers Clark, Hicks, Kamei, McAlister, and Ramirez,

RE: Gateway Master Plan Study Session

On behalf of SV@Home and our members, we write today in support of Mountain View's efforts to implement the North Bayshore Precise Plan. Thank you to staff for their creative approach to envisioning a Gateway area that furthers the Plan's goal of achieving 9,850 new homes, 20% of them affordable, in North Bayshore. We generally support staff's approach to this process and their recommendations, but recognize that without the agreement of the two property owners, and without further progress on challenges to financial feasibility, it is difficult to see an imminent resolution.

It has now been nearly two years since the Mountain View City Council unanimously passed the North Bayshore Precise Plan. While we are happy that Sobrato's proposed housing development is moving forward, we are disappointed that further progress has not been made on other areas in the Plan. Despite Google's submittal of a Shorebird Master Plan that includes thousands of new homes, the City has not yet been able to capitalize on the Plan's promises and advance any other housing developments. We understand that there remain outstanding challenges related to properly addressing school and transportation needs created by new development, and we call on the City to continue to engage proactively with the relevant stakeholders to find a solution.

Mountain View has been rightly lauded for its commitment to building 9,850 new homes in North Bayshore. The City has been a regional leader on planning for, and approving, new housing. However, no one can sleep in a plan. And in the past two years since the Plan was passed, homelessness has risen across the County, people are increasingly being displaced from Mountain View, and the demand for affordable housing continues to outpace the supply. This challenge, and its solutions, are not Mountain View's alone. That's why we're encouraged that other cities around the County are also making big plans and stepping up to approve more homes.

At the Gateway site, just as in the rest of the Precise Plan, the City has taken an approach that ties housing production to the right to develop new office space. We encourage the City to continue this approach and believe that creating a metric that

Ron Gonzales, Chair
*Hispanic Foundation
 of Silicon Valley*

Janice Jensen, Vice Chair
*Habitat for Humanity
 East Bay/Silicon Valley*

Kevin Zwick, Treasurer
Housing Trust Silicon Valley

Kathy Thibodeaux, Secretary
KM Thibodeaux Consulting LLC

Shiloh Ballard
Silicon Valley Bicycle Coalition

Bob Brownstein
Working Partnerships USA

Gina Dalma
*Silicon Valley Community
 Foundation*

Katie Ferrick
LinkedIn

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

Javier Gonzalez
Google

Poncho Guevara
Sacred Heart Community Service

Janikke Klem
Technology Credit Union

Jan Lindenthal
MidPen Housing

Jennifer Loving
Destination: Home

Mary Murtagh
EAH Housing

Chris Neale
The Core Companies

Andrea Osgood
Eden Housing

Kelly Snider
Kelly Snider Consulting

Jennifer Van Every
The Van Every Group

Staff

Leslye Corsiglia
Executive Director

Honorable Mayor Matichak and Members of the City Council

November 4th, 2019

Re: Gateway Master Plan Study Session

Page 2 of 2

links new residential development to the rights to bonus office FAR can serve as a guide for meeting the Plan's housing goals. As the staff report makes clear, the financial feasibility of implementing the Plan's vision depends on the concept of office development as currency that supports residential development. We urge the City to make all efforts to raise the feasibility of housing and affordable housing development Plan-wide through this and through the ongoing efforts to right-size school, park, and transit requirements.

Mountain View is positioned to burnish its reputation as a housing policy leader by demonstrating that it can make the award-winning North Bayshore Plan a reality. We continue to support a vibrant Gateway that connects with the rest of North Bayshore, includes significant residential development, and contributes to the walkable, bikable new district. **At the same time, we support the City finding ways to move forward with other components of the Plan, including the Shorebird neighborhood, even if the Gateway site remains unresolved.**

Thank you for your continued commitment to housing solutions for your community.

Sincerely,

A handwritten signature in blue ink, appearing to read "David K Meyer", is placed over a faint, light blue rectangular background.

David K Meyer

Director of Strategic Initiatives

