



Mountain View Coalition for Sustainable Planning
817 Montgomery Street
Mountain View, CA 94041

October 29, 2019

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

Re: Strong support for 3.1 Options for Responding to Displacement

Dear Mayor Matichak and City Council members:

The Mountain View Coalition for Sustainable Planning (MVCSP) appreciates the opportunity to provide comments on options you're reviewing for City response to resident displacement. MVCSP has focused on affordable housing in Mountain View since its inception, and this is a topic that we consider very important to our community.

As part of the overall problem Mountain View is experiencing regarding affordable housing, an alarming number of our residents are being displaced or are at risk of displacement. This is not an acceptable situation given the resources we have available to us in a city such as ours. As you know, Goal 1 and Goal 2 for City Council would be supported by the work Staff recommends undertaking to address displacement, so your responding Yes to the two questions posed in the memo should be considered essential to meet the goals. Further, your positive response will also support action items in the Sustainability Action Plan-4.

We found the Study Session Memo on this extremely well thought-out and reasoned, and we urge you to direct Staff to move ahead immediately with their next steps in the process. As Staff points out, "The recommended priority programs/policies above are discussed at a higher level. Council's input and direction on these priorities will allow staff to evaluate and recommend more detailed program design components for each item as part of next steps."

While we support the details in the memo as a whole, we would like to highlight a few points:

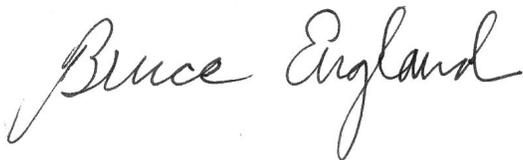
- There is no one solution to displacement, and Staff will need to develop the multi-faceted approach they describe in the memo, and they will need to engage a variety of stakeholders and partners both within Mountain View and beyond.

- Displacement negatively affects:
 - The availability of services to residents with local hiring becoming more challenging
 - The number of vehicle miles travelled with employees and service providers needing to drive further in and out of our city on a regular basis
 - The cultural diversity we enjoy
- Because a lack of adequate housing stock exacerbates displacement, we feel that there should be serious consideration for rezoning some parts of our city to increase the number of locations we can use for housing. In particular, R3 - Multiple Family areas, such as Shenandoah Square, and light-industrial areas such as the MM - General Industrial area between East Evelyn, Highway 85, and Ferry Morse. With other housing developments added or being added to northeast of that area, making this particular zoning change is worth exploring.
- Displacement exacerbates the increasing issue we're now seeing with vehicle residency and the stop-gap measures in place for implementing safe parking for affected residents. It is worth noting that the city has nowhere close to the number of safe parking spaces available to meet the need. In recognition of this, MVCSP is participating in a newly formed Safe Parking Community Task Force to help identify private-property parking locations for potential inclusion in a city safe parking program in coordination with the Human Relations Commission.
- We agree with the points made by the League of Women voters in their comment letter submitted to you on October 27th.

We would also like to mention our appreciation for all the work Wayne Chen and others have put into developing the materials provided to you for this study session. Wayne met with our organization at our meeting this month to discuss these details, and this helped us greatly with our understanding of the issues and solutions.

Thank you again for the opportunity to comment.

Sincerely,

A handwritten signature in black ink that reads "Bruce England". The signature is written in a cursive, flowing style.

Bruce England
for the Mountain View Coalition for Sustainable Planning

cc:

Wayne Chen, Assistant Community Development Director

Aarti Shrivastava, Community Development Director

Dan Rich, City Manager

Lisa Natusch, City Clerk

About Mountain View Coalition for Sustainable Planning

The Mountain View Coalition for Sustainable Planning is a group of local volunteers 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.