



Loma Prieta Chapter serving San Mateo, Santa Clara & San Benito Counties

February 4, 2015

San Mateo City Council
332 West 20th Avenue
San Mateo, CA 94403
Via e-mail

RE: Station Park Green receives City Council Approval

Mayor Freschet and San Mateo City Council Members,

Sierra Club Loma Prieta Chapter wishes to express its appreciation of the council's approval of the Station Park Green (SPG) development.

Specifically, we applaud addressing the peninsula's existing jobs-housing imbalance and the project's Transit Oriented Development (TOD) features. The Bay Area is expected to add tens of thousands of new residents over the coming years. Keeping additional vehicles off our congested freeways requires improving access to mass transit such as Caltrain. SPG increases the potential riders for Hayward Park Station.

The City of San Mateo is lucky to have three stops on the Caltrain line. However, Hayward Park station has untapped potential. SPG can help provide the density TOD requires to be successful in transportation improvements. If enough new residents use the train it may warrant more frequent train service to Hayward Park.

The one drawback of the project is that it has too much parking as this encourages auto usage and discourages transit usage. We regret that this was not given sufficient attention.

As the project moves forward, we hope that there will be opportunity to include the following features:

- In terms of sustainability, while the project is expected to meet LEED Gold standards, the technology exists to build a **net zero project** which can be truly cost-efficient in the long term. Energy cost volatility leads to economic instability, particularly on the lower side income scale. While the upfront investment may be more, over time the value of energy independence will increase.
- We ask that Council consider the possible need, now, of adding a **Resident Parking Permit** program in the surrounding neighborhood to protect neighboring homes from overflow parking. This program could be funded from fees paid by SPG.
- We also hope that SPG will be invited and encouraged to join the fledgling downtown **Transportation Management Association** to take advantage of shuttles to downtown services and reduce auto trips.

Ultimately, this project fulfills the basic expectations of San Mateo's Rail Corridor Plan and we congratulate the City Council on a development that will contribute to San Mateo's long-term health.

Respectfully submitted,

Gita Dev, Co-Chair, Sustainable Land Use Committee, Sierra Club Loma Prieta (SCLP)

Cc: Mike Ferreira, Chair Conservation Committee, SCLP; Gladwyn d'Souza, Transportation Chair, SCLP