

From: [Anna Bray](#)
To: [Councilmember Sherri Lightner](#)
Cc: [Mayor Kevin Faulconer](#); [CouncilMember Chris Cate](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Lorie Zapf](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: Reject One Paseo - Project 193036
Date: Monday, February 02, 2015 5:31:03 PM

Dear Council President Lightner,

I am writing in opposition to Kilroy Realty's proposed One Paseo project. Please note just how very disappointed my husband and I are that we can not attend the upcoming meeting/vote because we work for a living. We feel like most of your constituents are being overlooked and those pushing this monstrous project are "paid people/union workers" who come and show support while the rest of us are working hard at our jobs to make a living for our families. All that said we completely stand behind the statements below.

The significant negative impacts that One Paseo will have on our traffic congestion and community character are very concerning. One Paseo is not appropriate to suburban Carmel Valley, with its 1.45 million square feet of development on just 23.6 acres of land, buildings as tall as 150 feet, and a density similar to Horton Plaza downtown.

This is NOT smart or transit-oriented development. It adds 24,000 new cars daily to our roads, without access to mass transit until at least 2035. One Paseo requires nearby streets to be widened, creating dangerous and unappealing conditions for cyclists and pedestrians. Even Caltrans has said it is unclear if the project fits the region's smart growth principles.

The San Diego Planning Commission couldn't approve this project. The Carmel Valley, Torrey Pines and Del Mar Mesa Community Planning Boards rejected this project outright. I'm standing with these groups in asking you to say "NO" to One Paseo.

The entire community could benefit from an appropriately sized mixed-use project, but THIS One Paseo is just too large, too dense and creates too much traffic. Kilroy has repeatedly ignored our concerns and our request for a project that fits our community.

I strongly urge you to reject THIS One Paseo and tell Kilroy to work with the community to propose an appropriately sized project.

Sincerely,

Mrs. Anna Bray
13272 COURTLAND TER
SAN DIEGO, CA - California 921301823

From: [Michael H.Criqui](#)
To: [Councilmember Sherri Lightner](#)
Cc: [Mayor Kevin Faulconer](#); [CouncilMember Chris Cate](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Lorie Zapf](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: Reject One Paseo - Project 193036
Date: Monday, February 02, 2015 12:16:36 PM

Dear Council President Lightner,

I am writing to you in your capacity as SD City Council President. I have lived in the city of San Diego, Del Mar Heights area, for 31 years. I have followed the debate over One Paseo closely. My opinion is that the current proposal is too large, and will cause intolerable congestion and delays that will not only interfere with the quality of life, but will also endanger public safety, including emergency response times.

The project either needs to be scaled back drastically, or someone has to fund an entirely new transportation infrastructure to handle the predictable congestion and gridlock. Thank you for your attention to this matter.

Sincerely,
Dr. Michael H. Criqui
13773 Condesa Drive
Del Mar, CA 92014

From: [Geoffrey Criqui](#)
To: [Councilmember Sherri Lightner](#)
Cc: [Mayor Kevin Faulconer](#); [CouncilMember Chris Cate](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Lorie Zapf](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: Reject One Paseo - Project 193036
Date: Monday, February 02, 2015 9:43:04 AM

Dear Council President Lightner and City Council Members,

As a resident of the Torrey Pines neighborhood of Del Mar, I wanted to express my strong concerns about the One Paseo project slated to be brought before the council. While I'm in favor of smart development, the One Paseo project as currently proposed, even the "scaled back" version, is vastly larger in scale than is appropriate for the location.

The project would snarl traffic for miles in all directions, severely impacting an area already prone to traffic congestion, with attendant dangerous delays in first responders to my neighborhood, delays and traffic tie-ups facing my children as they will soon be commuting to Torrey Pines High School, not to mention attendant affects on air quality.

The traffic mitigation efforts proposed by the One Paseo proponents are a drop in the bucket for the gridlock that will come if the proposal is approved. There is simply no transportation infrastructure present or planned that could handle the volume of visitors to the One Paseo site. It is telling that the upcoming hearing could not be scheduled for the Carmel Valley Area due to lack of public transportation.

Please note that I and most members of my community would happily support a much scaled-back version of the planned development that would be a better fit for the community character and transportation realities.

In summary I ask you to vote NO on this One Paseo.

Thank you for your time. Sincerely,

--Geoffrey Criqui
Dr. Geoffrey Criqui
13212 Carousel Lane
Del Mar, CA 92014

From: [Marisa Hildebrand-Criqui](#)
To: [Councilmember Sherri Lightner](#)
Cc: [Mayor Kevin Faulconer](#); [CouncilMember Chris Cate](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Lorie Zapf](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: Reject One Paseo - Project 193036
Date: Monday, February 02, 2015 9:46:32 AM

Dear Council President Lightner,

I am gravely concerned about Kilroy Realty's proposed One Paseo project, and I'm writing today to share with you my concerns about the negative impacts this project will bring to Carmel Valley.

I am especially concerned about the impacts to traffic congestion in the area, given that One Paseo will increase traffic by 370 percent and add nearly 24,000 daily car trips to our roads. All of this will lead to gridlock, especially given that the effectiveness of the proposed traffic light synchronization system has not been proven, nor has Caltrans or the City committed to its implementation. In fact, the project's Environmental Impact Report shows significant, unmitigated impacts to eight intersections and road segments. Furthermore, traffic relief near the project site depends on new freeway connectors that will not be built until 2030, if ever.

The majority of our community believes that THIS One Paseo is too large for the neighborhood. The Carmel Valley, Torrey Pines and Del Mar Mesa Community Planning Boards, as well as the San Diego Planning Commission, have already rejected One Paseo. I'm standing with more than 5,000 members of my community to oppose the project and urge you to reject it.

Please don't consign Carmel Valley to a future of extreme congestion and hair-pulling traffic jams. Reject One Paseo and ask Kilroy to work with the community to propose an appropriately sized project.

Sincerely,

Ms. Marisa Hildebrand-Criqui
13212 Carousel Lane
Del Mar, CA 92014

From: [Trajano, Carmina](#) on behalf of [DSD.PlanningCommission](#)
To: [Mezo, Renee](#)
Subject: FW: Shady Actions Pertaining to One Paseo
Date: Monday, February 02, 2015 5:33:11 PM

From: Sandra James [mailto:shjsandiego@hotmail.com]

Sent: Monday, February 02, 2015 5:18 PM

To: Councilmember Sherri Lightner; CouncilMember Lorie Zapf; Councilmember Todd Gloria; Councilmember Myrtle Cole; Councilmember Mark Kersey; CouncilMember Chris Cate; Councilmember Scott Sherman; CouncilMember David Alvarez; CouncilMember Marti Emerald

Cc: DSD PlanningCommission; info@whatpricemainstreet.com; Mayor Kevin Faulconer; editor@rsfreview.com

Subject: Shady Actions Pertaining to One Paseo

Dear San Diego City Council Members:

Workers for the One Paseo project are canvassing San Diego areas outside Carmel Valley to solicit signatures in support of their project. Two weekends ago at the Ralphs market in 4S Commons Town Center, at least two people were requesting voters to sign the petition in favor of the One Paseo Project. The City Council needs to be aware that the numbers Kilroy is presenting do not represent the community that will bear the brunt of the project. Kilroy is playing dirty politics.

Sandra James

San Diego, CA 92130

From: [Patricia Neves](#)
To: [Councilmember Sherri Lightner](#)
Cc: [Mayor Kevin Faulconer](#); [CouncilMember Chris Cate](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Lorie Zapf](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: Reject One Paseo - Project 193036
Date: Monday, February 02, 2015 12:57:37 PM

Dear Council President Lightner,

I am writing in opposition to Kilroy Realty's proposed One Paseo project.

The significant negative impacts that One Paseo will have on our traffic congestion and community character are very concerning. One Paseo is not appropriate to suburban Carmel Valley, with its 1.45 million square feet of development on just 23.6 acres of land, buildings as tall as 150 feet, and a density similar to Horton Plaza downtown.

This is NOT smart or transit-oriented development. It adds 24,000 new cars daily to our roads, without access to mass transit until at least 2035. One Paseo requires nearby streets to be widened, creating dangerous and unappealing conditions for cyclists and pedestrians. Even Caltrans has said it is unclear if the project fits the region's smart growth principles.

The San Diego Planning Commission couldn't approve this project. The Carmel Valley, Torrey Pines and Del Mar Mesa Community Planning Boards rejected this project outright. I'm standing with these groups in asking you to say "NO" to One Paseo.

The entire community could benefit from an appropriately sized mixed-use project, but THIS One Paseo is just too large, too dense and creates too much traffic. Kilroy has repeatedly ignored our concerns and our request for a project that fits our community.

I strongly urge you to reject THIS One Paseo and tell Kilroy to work with the community to propose an appropriately sized project.

Sincerely,

Ms. Patricia Neves
12705 Via Terceto
San Diego, CA 92130

From: [Shelley](#)
To: [Councilmember Sherri Lightner](#)
Cc: [Mayor Kevin Faulconer](#); [CouncilMember Chris Cate](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Lorie Zapf](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: Reject One Paseo - Project 193036
Date: Sunday, February 01, 2015 3:52:09 PM

Dear Council President Lightner,

My name is Shelley Carder and I live on Walking Path Place, just off High Bluff Drive and above Del Mar Heights Rd. If One Paseo is developed as currently envisioned, I will be able to see it from my home. Accordingly, I am compelled to write to state my vehement objection to THIS One Paseo. The character and safety of my community will be significantly negatively impacted.

Is One Paseo good for our community? No, it is only good for Kilroy and its affiliates, few of whom even live in this area.

While I support development of the current "empty lot," I am outraged that Kilroy continues to push a plan which far exceeds the Community Plan, which was rejected by the Carmel Valley Community Planning Board, the Torrey Hills Community Planning Board, the City of Del Mar and the City of Solana Beach and which was not recommended by the San Diego Planning Commission.

The upcoming City Council meeting could not be held in our community, because we lack significant necessary resources, including public transportation. Yet, as currently envisioned, One Paseo will significantly increase traffic, without addressing the lack of community services. Density of this scale, without mass transit is a recipe for gridlock. In attempt to mitigate these effects, Kilroy relies upon new freeway connectors that will not be built until 2030, if ever. This is the opposite of smart development.

One Paseo will also impact the safety of my community. Creating two left-hand turn lanes into my residential area will encourage traffic to "cut-through" on High Bluff, just behind my house and around Del Mar Highlands elementary school, to avoid the corner of Del Mar Hts and El Camino Real. The increased traffic will discourage the families walking to school and increase the danger to pedestrians.

One Paseo would significantly increase traffic volume and noise. It will also increase emergency response times, creating more than likely dangerous or even life-threatening situations.

One Paseo is not only TOO large for Carmel Valley, it's also misplaced in our region. When the matter comes before the City Council, please reject THIS One Paseo.

Sincerely,

Ms. Shelley
13055 Walking Path Pl.
San Diego, CA 92130

From: [Victoria I. Goins](#)
To: [Councilmember Sherri Lightner](#)
Cc: [Mayor Kevin Faulconer](#); [CouncilMember Chris Cate](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Lorie Zapf](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: Reject One Paseo - Project 193036
Date: Tuesday, February 03, 2015 1:34:48 PM

Dear Council President Lightner,

I am writing in opposition to Kilroy Realty's proposed One Paseo project.

The significant negative impacts that One Paseo will have on our traffic congestion and community character are very concerning. One Paseo is not appropriate to suburban Carmel Valley, with its 1.45 million square feet of development on just 23.6 acres of land, buildings as tall as 150 feet, and a density similar to Horton Plaza downtown.

This is NOT smart or transit-oriented development. It adds 24,000 new cars daily to our roads, without access to mass transit until at least 2035. One Paseo requires nearby streets to be widened, creating dangerous and unappealing conditions for cyclists and pedestrians. Even Caltrans has said it is unclear if the project fits the region's smart growth principles.

The San Diego Planning Commission couldn't approve this project. The Carmel Valley, Torrey Pines and Del Mar Mesa Community Planning Boards rejected this project outright. I'm standing with these groups in asking you to say "NO" to One Paseo.

The entire community could benefit from an appropriately sized mixed-use project, but THIS One Paseo is just too large, too dense and creates too much traffic. Kilroy has repeatedly ignored our concerns and our request for a project that fits our community.

I strongly urge you to reject THIS One Paseo and tell Kilroy to work with the community to propose an appropriately sized project.

Sincerely,

Ms. Victoria I. Goins
1623 Elder ave.
San Diego, Ca. 92154

From: [Petr Kragh](#)
To: [Councilmember Sherri Lightner](#)
Cc: [Mayor Kevin Faulconer](#); [CouncilMember Chris Cate](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Lorie Zapf](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: Reject One Paseo - Project 193036
Date: Tuesday, February 03, 2015 5:49:37 PM

Dear Council President Lightner,

I am gravely concerned about Kilroy Realty's proposed One Paseo project, and I'm writing today to share with you my concerns about the negative impacts this project will bring to Carmel Valley.

I am especially concerned about the impacts to traffic congestion in the area, given that One Paseo will increase traffic by 370 percent and add nearly 24,000 daily car trips to our roads. All of this will lead to gridlock, especially given that the effectiveness of the proposed traffic light synchronization system has not been proven, nor has Caltrans or the City committed to its implementation. In fact, the project's Environmental Impact Report shows significant, unmitigated impacts to eight intersections and road segments. Furthermore, traffic relief near the project site depends on new freeway connectors that will not be built until 2030, if ever.

The majority of our community believes that THIS One Paseo is too large for the neighborhood. The Carmel Valley, Torrey Pines, Torrey Hills and Del Mar Mesa Community Planning Boards, as well as the San Diego Planning Commission, have already rejected One Paseo. I'm standing with more than 6,000 members of my community to oppose the project and urge you to reject it.

Please don't consign Carmel Valley to a future of extreme congestion and hair-pulling traffic jams. Reject One Paseo and ask Kilroy to work with the community to propose an appropriately sized project.

Sincerely,

Petr Kragh
3798 Fallon Cir
San Diego, CA 92130

From: [Betty Michalewicz-Kragh](#)
To: [Councilmember Sherri Lightner](#)
Cc: [Mayor Kevin Faulconer](#); [CouncilMember Chris Cate](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Lorie Zapf](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: Reject One Paseo - Project 193036
Date: Tuesday, February 03, 2015 5:50:45 PM

Dear Council President Lightner,

I oppose Kilroy Realty's One Paseo project. As a resident who lives near the proposed project, I feel that THIS One Paseo poses a significant threat to our community character, and urge you to reject it outright.

One Paseo will tower over our community, standing nearly 100 feet taller than nearby buildings. With a density similar to Horton Plaza and two 150-foot buildings, the project will cram urban development and heights into our suburban neighborhood. At 1.45 million square feet, One Paseo will be more than five times the size of Del Mar Highlands Town Center, and one of the densest mixed-use projects in California. It belongs downtown, not in Carmel Valley.

Put simply, this is not the "main street" the project has been advertised to be. The size and scale of this project are in direct conflict with our community. The Carmel Valley, Torrey Pines, Torrey Hills and Del Mar Mesa Community Planning Boards, as well as San Diego Planning Commission, have already rejected One Paseo. Together with more than 6,000 members of my community, I ask you to reject this project when it comes before City Council.

Sincerely,

Betty Michalewicz-Kragh
3798 Fa
San Diego, CA 92130

From: [Marcia Agatucci](#)
To: [Councilmember Sherri Lightner](#)
Cc: [Mayor Kevin Faulconer](#); [CouncilMember Chris Cate](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Lorie Zapf](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: Reject One Paseo - Project 193036
Date: Wednesday, February 04, 2015 2:12:31 PM

Dear Council President Lightner,

I am gravely concerned about Kilroy Realty's proposed One Paseo project, and I'm writing today to share with you my concerns about the negative impacts this project will bring to Carmel Valley.

I am especially concerned about the impacts to traffic congestion in the area, given that One Paseo will increase traffic by 370 percent and add nearly 24,000 daily car trips to our roads. All of this will lead to gridlock, especially given that the effectiveness of the proposed traffic light synchronization system has not been proven, nor has Caltrans or the City committed to its implementation. In fact, the project's Environmental Impact Report shows significant, unmitigated impacts to eight intersections and road segments. Furthermore, traffic relief near the project site depends on new freeway connectors that will not be built until 2030, if ever.

The majority of our community believes that THIS One Paseo is too large for the neighborhood. The Carmel Valley, Torrey Pines, Torrey Hills and Del Mar Mesa Community Planning Boards, as well as the San Diego Planning Commission, have already rejected One Paseo. I'm standing with more than 6,000 members of my community to oppose the project and urge you to reject it.

Please don't consign Carmel Valley to a future of extreme congestion and hair-pulling traffic jams. Reject One Paseo and ask Kilroy to work with the community to propose an appropriately sized project.

Sincerely,

Ms. Marcia Agatucci
12899 Via Latina
Del Mar, CA 92014

From: jimmydiaz001@gmail.com
To: [Mayor Kevin Faulconer](#); [Councilmember Sherri Lightner](#); [CouncilMember Chris Cate](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Lorie Zapf](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: I urge you to support One Paseo!
Date: Wednesday, February 04, 2015 11:11:09 PM

Dear Council President Lightner and Members of the San Diego City Council,

The One Paseo Project deserves our strong support! As currently proposed, it is truly a reflection of the significant community input that has been requested by the developer and incorporated into the Project

The One Paseo Project:

- * Provides a true, walkable main street that will connect our community and complement the existing surrounding uses of retail, housing and employment center.
- * Makes great use of a vacant site to provide usable, public green space, new bike lanes, enhanced pedestrian connectivity as well as diverse shopping and dining options in an area that is largely underserved and therefore generates auto trips outside the community.
- * Will generate thousands of construction jobs as well as permanent, high paying jobs in this vital commercial corridor.
- * Incorporates new housing close to where people work.
- * Provides millions in private investment toward traffic improvements and millions more for an Adaptive Traffic Management system as well as optimization technology that will reduce travel times on the local roadways.
- * Generates significant taxes and fees for the City and a boost to the local economy.
- * Sets a new standard for energy efficient and drought resistant green communities.
- * Helps to fulfill the General Plan's strategy for "a City of Villages" as well as important State, regional and local policy land-use initiatives.

At hearings in October 2014, The San Diego City Planning Commission recognized that One Paseo clearly implements the goals of the General Plan's City of Villages strategy. Commissioners further said that the mixed use design aids in reducing vehicle trips and concentrates density for future transit service. As Commissioner Anthony Wagner stated, "Multi-modal transportation opportunities need to be seen through a lens of tomorrow, rather than today." This One Paseo will help bring such opportunities to Carmel Valley. Thank you for taking the time to hear from the community. I would like to urge you to support This One Paseo project and move the recommendation forward. Your time and consideration are both much appreciated.

Sincerely,

Jimmy Diaz
jimmydiaz001@gmail.com
4515 Felton St. #E

San Diego CA 92116
One Paseo Supporter

From: writeonepaseo@p3plcpnl0952.prod.phx3.secureserver.net
To: [Mayor Kevin Faulconer](#); [Councilmember Sherri Lightner](#); [CouncilMember Chris Cate](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Lorie Zapf](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: The One Paseo Project Support Letter
Date: Wednesday, February 04, 2015 8:18:11 AM

Dear Council President Lightner and Members of the San Diego City Council,

The One Paseo Project deserves our **strong** support! As currently proposed, it is truly a reflection of the significant community input that has been requested by the developer and incorporated into the Project

The One Paseo Project:

- Provides a true, walkable main street that will connect our community and complement the existing surrounding uses of retail, housing and employment center.
- Makes great use of a vacant site to provide usable, public green space, new bike lanes, enhanced pedestrian connectivity as well as diverse shopping and dining options in an area that is largely underserved and therefore generates auto trips outside the community.
- Will generate thousands of construction jobs as well as permanent, high paying jobs in this vital commercial corridor.
- Incorporates new housing close to where people work.
- Provides millions in private investment toward traffic improvements and millions more for an Adaptive Traffic Management system as well as optimization technology that will reduce travel times on the local roadways.
- Generates significant taxes and fees for the City and a boost to the local economy.
- Sets a new standard for energy efficient and drought resistant green communities.
- Helps to fulfill the General Plan's strategy for "a City of Villages" as well as important State, regional and local policy land-use initiatives.

At hearings in October 2014, The San Diego City Planning Commission recognized that One Paseo clearly implements the goals of the General Plan's City of Villages strategy. Commissioners further said that the mixed use design aids in reducing vehicle trips and concentrates density for future transit service. As Commissioner Anthony Wagner stated, "Multi-modal transportation opportunities need to be seen through a lens of tomorrow, rather than today." This One Paseo will help bring such opportunities to Carmel Valley.

Thank you for taking the time to hear from the community. I would like to urge you to **support** This One Paseo project and move the recommendation forward. Your time and consideration are both much appreciated.

Sincerely,

Steven Thesken
sthesken@gmail.com
12519 Heatherton Court #117
San Diego CA 92128
One Paseo Supporter

From: [Joan Benton](#)
To: [Councilmember Sherri Lightner](#)
Cc: [Mayor Kevin Faulconer](#); [CouncilMember Chris Cate](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Lorie Zapf](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: Reject One Paseo - Project 193036
Date: Thursday, February 05, 2015 3:48:05 PM

Dear Council President Lightner,

I oppose Kilroy Realty's One Paseo project. As a resident who lives near the proposed project, I feel that THIS One Paseo poses a significant threat to our community character, and urge you to reject it outright.

One Paseo will tower over our community, standing nearly 100 feet taller than nearby buildings. With a density similar to Horton Plaza and two 150-foot buildings, the project will cram urban development and heights into our suburban neighborhood. At 1.45 million square feet, One Paseo will be more than five times the size of Del Mar Highlands Town Center, and one of the densest mixed-use projects in California. It belongs downtown, not in Carmel Valley.

Put simply, this is not the "main street" the project has been advertised to be. The size and scale of this project are in direct conflict with our community. The Carmel Valley, Torrey Pines, Torrey Hills and Del Mar Mesa Community Planning Boards, as well as San Diego Planning Commission, have already rejected One Paseo. Together with more than 6,000 members of my community, I ask you to reject this project when it comes before City Council.

Sincerely,

Ms. Joan Benton
12631 El Camino Real, Apt 2404
San Diego, California 92130-5020

From: [grant berman](#)
To: [Councilmember Sherri Lightner](#)
Cc: [Mayor Kevin Faulconer](#); [CouncilMember Chris Cate](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Lorie Zapf](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: Reject One Paseo - Project 193036
Date: Thursday, February 05, 2015 3:30:36 PM

Dear Council President Lightner,

I am gravely concerned about Kilroy Realty's proposed One Paseo project, and I'm writing today to share with you my concerns about the negative impacts this project will bring to Carmel Valley.

I am especially concerned about the impacts to traffic congestion in the area, given that One Paseo will increase traffic by 370 percent and add nearly 24,000 daily car trips to our roads. All of this will lead to gridlock, especially given that the effectiveness of the proposed traffic light synchronization system has not been proven, nor has Caltrans or the City committed to its implementation. In fact, the project's Environmental Impact Report shows significant, unmitigated impacts to eight intersections and road segments. Furthermore, traffic relief near the project site depends on new freeway connectors that will not be built until 2030, if ever.

The majority of our community believes that THIS One Paseo is too large for the neighborhood. The Carmel Valley, Torrey Pines, Torrey Hills and Del Mar Mesa Community Planning Boards, as well as the San Diego Planning Commission, have already rejected One Paseo. I'm standing with more than 6,000 members of my community to oppose the project and urge you to reject it.

Please don't consign Carmel Valley to a future of extreme congestion and hair-pulling traffic jams. Reject One Paseo and ask Kilroy to work with the community to propose an appropriately sized project.

Sincerely,

Mr. grant berman
13218 Maricotte Place
San Diego, California 92130

From: ncadieaux@mcmillin.com
To: [Mayor Kevin Faulconer](#); [Councilmember Sherri Lightner](#); [CouncilMember Chris Cate](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Lorie Zapf](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: I urge you to support One Paseo!
Date: Thursday, February 05, 2015 10:09:58 AM

Dear Council President Lightner and Members of the San Diego City Council,

The One Paseo Project deserves our strong support! As currently proposed, it is truly a reflection of the significant community input that has been requested by the developer and incorporated into the Project

The One Paseo Project:

- * Provides a true, walkable main street that will connect our community and complement the existing surrounding uses of retail, housing and employment center.
- * Makes great use of a vacant site to provide usable, public green space, new bike lanes, enhanced pedestrian connectivity as well as diverse shopping and dining options in an area that is largely underserved and therefore generates auto trips outside the community.
- * Will generate thousands of construction jobs as well as permanent, high paying jobs in this vital commercial corridor.
- * Incorporates new housing close to where people work.
- * Provides millions in private investment toward traffic improvements and millions more for an Adaptive Traffic Management system as well as optimization technology that will reduce travel times on the local roadways.
- * Generates significant taxes and fees for the City and a boost to the local economy.
- * Sets a new standard for energy efficient and drought resistant green communities.
- * Helps to fulfill the General Plan's strategy for "a City of Villages" as well as important State, regional and local policy land-use initiatives.

At hearings in October 2014, The San Diego City Planning Commission recognized that One Paseo clearly implements the goals of the General Plan's City of Villages strategy. Commissioners further said that the mixed use design aids in reducing vehicle trips and concentrates density for future transit service. As Commissioner Anthony Wagner stated, "Multi-modal transportation opportunities need to be seen through a lens of tomorrow, rather than today." This One Paseo will help bring such opportunities to Carmel Valley. Thank you for taking the time to hear from the community. I would like to urge you to support This One Paseo project and move the recommendation forward. Your time and consideration are both much appreciated.

Sincerely,

Nathan Cadieux
ncadieaux@mcmillin.com
4448 Marlborough Ave

San Diego Ca 92116
6197941238
One Paseo Supporter

From: [Shelli Chosak](#)
To: [Councilmember Sherri Lightner](#)
Cc: [Mayor Kevin Faulconer](#); [CouncilMember Chris Cate](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Lorie Zapf](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: Reject One Paseo - Project 193036
Date: Thursday, February 05, 2015 2:02:31 PM

Dear Council President Lightner,

Development requires several different interconnected elements to truly be considered "smart growth." One Paseo is not smart growth development. Although it has been marketed as smart growth, an honest examination of the project shows that One Paseo is not the type of bikeable, walkable, transit-oriented development San Diego deserves.

One Paseo will add 24,000 new car trips daily on our roads, further deterring residents from biking and walking in the community. Expanding Del Mar Heights Road to nine lanes (wider than most freeways) will mean faster-moving cars and dangerous conditions for both cyclists and pedestrians. The proposed "cycletrack" will offer inadequate protection to those cycling in the area, as it will run for just a few hundred yards on one side of Del Mar Heights Road. Bike San Diego, the group working to transform San Diego into the world's best city for bicycling, has called One Paseo "bad for bicycling."

As a 20 year resident, One Paseo violates every reason I moved here. Many of my neighbors feel the same, and would seriously consider moving if One Paseo is approved as is. If you are thinking of increased tax revenue, consider the very real possibility that this size development and resulting congestion will deflate the values of our homes and lose tax revenues for the city. If I wanted an urban area, I would not have moved here.

One Paseo is not planned to have nearby mass transit until 2035, if ever. It is not located near accessible and convenient mass transit options, and is not currently served by mass transit, a requirement in the "City of Villages" plan. The truth is that, as proposed, people from Carmel Valley and the surrounding neighborhoods will have to drive to One Paseo. The developer has proposed quadrupling the average daily car trips allowed for the site because this project is a car-centric development.

IF YOU HAVEN'T ALREADY DONE SO, PLEASE COME SEE THE AREA.

We already have a live/work/shopping/dining community within walking distance. For example, Del Mar Highlands has 12 full service restaurants (more than double UTC, Fashion Valley and Horton Plaza), as well as shopping, movies and community gathering areas.

Our community is precious to us. Please consider whether financial interests and influence of big developers should win out over the values and quality of life of the residents. THE BIGGEST BENEFICIARY OF THIS PROJECT WILL BE KILROY REALTY, NOT THE RESIDENTS!

I'm asking you to please reject One Paseo because it isn't true "smart growth development." We need to promote smart growth in San Diego, but One Paseo perpetuates urban sprawl and congestion in a suburban neighborhood. A smaller project that does not clog our streets, aligns with transit-oriented principles, and truly promotes walking and biking options in our community should be proposed for this site.

Thank you for your consideration.

Sincerely,
Shelli Chosak, Ph.D.

Dr. Shelli Chosak
5470 Caminito Exquisito
San Diego, Ca 92130

From: [Nancy K.Dahl](#)
To: [Councilmember Sherri Lightner](#)
Cc: [Mayor Kevin Faulconer](#); [CouncilMember Chris Cate](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Lorie Zapf](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: Reject One Paseo - Project 193036
Date: Thursday, February 05, 2015 2:58:11 PM

Dear Council President Lightner,

Kilroy's offer to reduce building heights by 20 feet does NOT change my opposition the project. The buildings would still be 100 feet taller than nearby buildings. And they did not change the actual square footage of the project, which remains 3 times what is allowed and will add 4 times the traffic to our roads.

I ask you to reject this project outright.

Sincerely,

Nancy K. Dahl

Del Mar resident
105 Spinnaker Ct.
Del Mar, CA 92014

Carmel Valley office
11975 El Camino Real, Suite 305
San Diego, CA 9230
Ms. Nancy K. Dahl
105 Spinnaker Ct.
Del Mar, CA 92014

From: [Tony Ghaemi](#)
To: [Councilmember Sherri Lightner](#)
Cc: [Mayor Kevin Faulconer](#); [CouncilMember Chris Cate](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Lorie Zapf](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: Reject One Paseo - Project 193036
Date: Thursday, February 05, 2015 5:00:43 PM

Dear Council President Lightner,

I oppose Kilroy Realty's One Paseo project. As a resident who lives near the proposed project, I feel that THIS One Paseo poses a significant threat to our community character, and urge you to reject it outright.

One Paseo will tower over our community, standing nearly 100 feet taller than nearby buildings. With a density similar to Horton Plaza and two 150-foot buildings, the project will cram urban development and heights into our suburban neighborhood. At 1.45 million square feet, One Paseo will be more than five times the size of Del Mar Highlands Town Center, and one of the densest mixed-use projects in California. It belongs downtown, not in Carmel Valley.

Put simply, this is not the "main street" the project has been advertised to be. The size and scale of this project are in direct conflict with our community. The Carmel Valley, Torrey Pines, Torrey Hills and Del Mar Mesa Community Planning Boards, as well as San Diego Planning Commission, have already rejected One Paseo. Together with more than 6,000 members of my community, I ask you to reject this project when it comes before City Council.

Sincerely,
Tony Ghaemi

Mr. Tony Ghaemi
5514 valerio trail
san diego, ca 92130

From: [Olga Gonzalez-Silen](#)
To: [Councilmember Sherri Lightner](#)
Cc: [Mayor Kevin Faulconer](#); [CouncilMember Chris Cate](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Lorie Zapf](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: Reject One Paseo - Project 193036
Date: Thursday, February 05, 2015 3:01:59 PM

Dear Council President Lightner,

I am writing in opposition to Kilroy Realty's proposed One Paseo project.

The significant negative impacts that One Paseo will have on our traffic congestion and community character are very concerning. One Paseo is not appropriate to suburban Carmel Valley, with its 1.45 million square feet of development on just 23.6 acres of land, buildings as tall as 150 feet, and a density similar to Horton Plaza downtown.

This is NOT smart or transit-oriented development. It adds 24,000 new cars daily to our roads, without access to mass transit until at least 2035. One Paseo requires nearby streets to be widened, creating dangerous and unappealing conditions for cyclists and pedestrians. Even Caltrans has said it is unclear if the project fits the region's smart growth principles.

The San Diego Planning Commission couldn't approve this project. The Carmel Valley, Torrey Pines, Torrey Hills and Del Mar Mesa Community Planning Boards rejected this project outright. I'm standing with these groups in asking you to say "NO" to One Paseo.

The entire community could benefit from an appropriately sized mixed-use project, but THIS One Paseo is just too large, too dense and creates too much traffic. Kilroy has repeatedly ignored our concerns and our request for a project that fits our community.

I strongly urge you to reject THIS One Paseo and tell Kilroy to work with the community to propose an appropriately sized project.

Sincerely,

Dr. Olga Gonzalez-Silen
12939 Flintwood Way
San Diego, CA 92130

From: mikehayesconstruct@gmail.com
To: [Mayor Kevin Faulconer](#); [Councilmember Sherri Lightner](#); [CouncilMember Chris Cate](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Lorie Zapf](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: I urge you to support One Paseo!
Date: Thursday, February 05, 2015 2:29:31 PM

Dear Council President Lightner and Members of the San Diego City Council,

The One Paseo Project deserves our strong support! As currently proposed, it is truly a reflection of the significant community input that has been requested by the developer and incorporated into the Project

The One Paseo Project:

- * Provides a true, walkable main street that will connect our community and complement the existing surrounding uses of retail, housing and employment center.
- * Makes great use of a vacant site to provide usable, public green space, new bike lanes, enhanced pedestrian connectivity as well as diverse shopping and dining options in an area that is largely underserved and therefore generates auto trips outside the community.
- * Will generate thousands of construction jobs as well as permanent, high paying jobs in this vital commercial corridor.
- * Incorporates new housing close to where people work.
- * Provides millions in private investment toward traffic improvements and millions more for an Adaptive Traffic Management system as well as optimization technology that will reduce travel times on the local roadways.
- * Generates significant taxes and fees for the City and a boost to the local economy.
- * Sets a new standard for energy efficient and drought resistant green communities.
- * Helps to fulfill the General Plan's strategy for "a City of Villages" as well as important State, regional and local policy land-use initiatives.

At hearings in October 2014, The San Diego City Planning Commission recognized that One Paseo clearly implements the goals of the General Plan's City of Villages strategy. Commissioners further said that the mixed use design aids in reducing vehicle trips and concentrates density for future transit service. As Commissioner Anthony Wagner stated, "Multi-modal transportation opportunities need to be seen through a lens of tomorrow, rather than today." This One Paseo will help bring such opportunities to Carmel Valley. Thank you for taking the time to hear from the community. I would like to urge you to support This One Paseo project and move the recommendation forward. Your time and consideration are both much appreciated.

Sincerely,

Michael Hayes
mikehayesconstruct@gmail.com
41548 Valor Drive

Murrieta CA 92562
9517046849
One Paseo Supporter

From: [John Hollenbach](#)
To: [Councilmember Sherri Lightner](#)
Cc: [Mayor Kevin Faulconer](#); [CouncilMember Chris Cate](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Lorie Zapf](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: Reject One Paseo - Project 193036
Date: Thursday, February 05, 2015 3:27:37 PM

Dear Council President Lightner,

I am writing in opposition to Kilroy Realty's proposed One Paseo project and all of these large scale projects which will increase the number of people without the needed infrastructure and at a time when we current residents are under drought restrictions for water use.

The significant negative impacts that One Paseo will have on our traffic congestion and community character are very concerning. One Paseo is not appropriate to suburban Carmel Valley, with its 1.45 million square feet of development on just 23.6 acres of land, buildings as tall as 150 feet, and a density similar to Horton Plaza downtown.

This is NOT smart or transit-oriented development. It adds 24,000 new cars daily to our roads, without access to mass transit until at least 2035. One Paseo requires nearby streets to be widened, creating dangerous and unappealing conditions for cyclists and pedestrians. Even Caltrans has said it is unclear if the project fits the region's smart growth principles.

The San Diego Planning Commission couldn't approve this project. The Carmel Valley, Torrey Pines, Torrey Hills and Del Mar Mesa Community Planning Boards rejected this project outright. I'm standing with these groups in asking you to say "NO" to One Paseo.

I strongly urge you to reject THIS One Paseo.

Sincerely,

Mr. John Hollenbach
4927 Ruelle de Mer
San Diego, California 92130

From: lhoweth87@gmail.com
To: [Mayor Kevin Faulconer](#); [Councilmember Sherri Lightner](#); [CouncilMember Chris Cate](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Lorie Zapf](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: I urge you to support One Paseo!
Date: Thursday, February 05, 2015 1:07:08 PM

Dear Council President Lightner and Members of the San Diego City Council,

The One Paseo Project deserves our strong support! As currently proposed, it is truly a reflection of the significant community input that has been requested by the developer and incorporated into the Project

The One Paseo Project:

- * Provides a true, walkable main street that will connect our community and complement the existing surrounding uses of retail, housing and employment center.
- * Makes great use of a vacant site to provide usable, public green space, new bike lanes, enhanced pedestrian connectivity as well as diverse shopping and dining options in an area that is largely underserved and therefore generates auto trips outside the community.
- * Will generate thousands of construction jobs as well as permanent, high paying jobs in this vital commercial corridor.
- * Incorporates new housing close to where people work.
- * Provides millions in private investment toward traffic improvements and millions more for an Adaptive Traffic Management system as well as optimization technology that will reduce travel times on the local roadways.
- * Generates significant taxes and fees for the City and a boost to the local economy.
- * Sets a new standard for energy efficient and drought resistant green communities.
- * Helps to fulfill the General Plan's strategy for "a City of Villages" as well as important State, regional and local policy land-use initiatives.

At hearings in October 2014, The San Diego City Planning Commission recognized that One Paseo clearly implements the goals of the General Plan's City of Villages strategy. Commissioners further said that the mixed use design aids in reducing vehicle trips and concentrates density for future transit service. As Commissioner Anthony Wagner stated, "Multi-modal transportation opportunities need to be seen through a lens of tomorrow, rather than today." This One Paseo will help bring such opportunities to Carmel Valley. Thank you for taking the time to hear from the community. I would like to urge you to support This One Paseo project and move the recommendation forward. Your time and consideration are both much appreciated.

Sincerely,

Liz Howeth

Liz Howeth

lhoweth87@gmail.com
1937 Duke Street
Chula Vista CA 91913
One Paseo Supporter

From: [Jean](#)
To: [Councilmember Sherri Lightner](#)
Cc: [Mayor Kevin Faulconer](#); [CouncilMember Chris Cate](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Lorie Zapf](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: Reject One Paseo - Project 193036
Date: Thursday, February 05, 2015 4:00:54 PM

Dear Council President Lightner,

I am writing in opposition to Kilroy Realty's proposed One Paseo project.

The significant negative impacts that One Paseo will have on our traffic congestion and community character are very concerning. One Paseo is not appropriate to suburban Carmel Valley, with its 1.45 million square feet of development on just 23.6 acres of land, buildings as tall as 150 feet, and a density similar to Horton Plaza downtown.

This is NOT smart or transit-oriented development. It adds 24,000 new cars daily to our roads, without access to mass transit until at least 2035. One Paseo requires nearby streets to be widened, creating dangerous and unappealing conditions for cyclists and pedestrians. Even Caltrans has said it is unclear if the project fits the region's smart growth principles.

The San Diego Planning Commission couldn't approve this project. The Carmel Valley, Torrey Pines, Torrey Hills and Del Mar Mesa Community Planning Boards rejected this project outright. I'm standing with these groups in asking you to say "NO" to One Paseo.

The entire community could benefit from an appropriately sized mixed-use project, but THIS One Paseo is just too large, too dense and creates too much traffic. Kilroy has repeatedly ignored our concerns and our request for a project that fits our community.

I strongly urge you to reject THIS One Paseo and tell Kilroy to work with the community to propose an appropriately sized project.

Sincerely,

Ms. Jean
13350 mango drive
delmar, ca 92014

From: [Edward Kerr](#)
To: [Councilmember Sherri Lightner](#)
Cc: [Mayor Kevin Faulconer](#); [CouncilMember Chris Cate](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Lorie Zapf](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: Reject One Paseo - Project 193036
Date: Thursday, February 05, 2015 2:59:46 PM

Dear Council President Lightner,

I am writing to convey my opposition to Kilroy Realty's One Paseo project proposed for the corner of Del Mar Heights Road and El Camino Real. This project will, without a doubt, have severe impacts on our quality of life, our traffic and the character of our community.

My view is just one among the thousands of San Diegans who oppose THIS One Paseo.

There are also a number of high-profile community organizations who reject this oversized project. The community planning groups of Carmel Valley, Torrey Pines and Del Mar Mesa have all rejected One Paseo, as did the San Diego Planning Commission. County Supervisor Dave Roberts has spoken out against One Paseo's bulk and scale and Bike San Diego has called the project bad for bicycling. Furthermore, more than 6,000 of my friends and neighbors have joined the What Price Main Street? coalition, creating a united community voice in opposition of the project.

While a more appropriately sized mixed-use project could benefit our community, THIS One Paseo is just too large.

I ask you to reject this project outright and not condemn the Carmel Valley residents to this monstrosity.

Sincerely,

Edward & Barbara Kerr
Mr. Edward Kerr
3730 Caminito Cielo Del Mar
San Diego, CA 92130

From: [Nicholas Oliva](#)
To: [Councilmember Sherri Lightner](#)
Cc: [Mayor Kevin Faulconer](#); [CouncilMember Chris Cate](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Lorie Zapf](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: Reject One Paseo - Project 193036
Date: Thursday, February 05, 2015 9:36:30 AM

Dear Council President Lightner,

I am writing in opposition to Kilroy Realty's proposed One Paseo project.

The significant negative impacts that One Paseo will have on our traffic congestion and community character are very concerning. One Paseo is not appropriate to suburban Carmel Valley, with its 1.45 million square feet of development on just 23.6 acres of land, buildings as tall as 150 feet, and a density similar to Horton Plaza downtown.

This is NOT smart or transit-oriented development. It adds 24,000 new cars daily to our roads, without access to mass transit until at least 2035. One Paseo requires nearby streets to be widened, creating dangerous and unappealing conditions for cyclists and pedestrians. Even Caltrans has said it is unclear if the project fits the region's smart growth principles.

The San Diego Planning Commission couldn't approve this project. The Carmel Valley, Torrey Pines, Torrey Hills and Del Mar Mesa Community Planning Boards rejected this project outright. I'm standing with these groups in asking you to say "NO" to One Paseo.

The entire community could benefit from an appropriately sized mixed-use project, but THIS One Paseo is just too large, too dense and creates too much traffic. Kilroy has repeatedly ignored our concerns and our request for a project that fits our community.

I strongly urge you to reject THIS One Paseo and tell Kilroy to work with the community to propose an appropriately sized project.

Sincerely,

Mr. Nicholas Oliva
12899 Via Latina
Del Mar, CA 92014

From: [Mike and Becky Ripley](#)
To: [Councilmember Sherri Lightner](#)
Cc: [Mayor Kevin Faulconer](#); [CouncilMember Chris Cate](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Lorie Zapf](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: Reject One Paseo - Project 193036
Date: Thursday, February 05, 2015 3:13:28 PM

Our family lives a block north of the intersection of Del Mar Heights Rd. and High Bluff. If the One Main Street project is build as Kilroy wants, it will mean traffic is flooding our neighborhood all the time, both from El Camino Real, by turning on Half Mile Drive or Quarter Mile drive, to avoid One Paseo, or by traffic turning left from Del Mar Heights Rd. to High Bluff, again to avoid One Paseo. Kilroy has been asked about this, BUT IT IGNORES THE ISSUE!

All that traffic will ruin the neighborhood.

Kilroy wants to put density into the project that is three times what it is zoned for

We expect the elected City Council to do what is right for the people who live nearby and reject the current proposal.

Thank you.

Mike and Becky Ripley.
Mr. Mike and Becky Ripley
13155 Janetta Place
San Diego, CA 92130

From: [Joan Rovegno](#)
To: [Councilmember Sherri Lightner](#)
Cc: [Mayor Kevin Faulconer](#); [CouncilMember Chris Cate](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Lorie Zapf](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: Reject One Paseo - Project 193036
Date: Thursday, February 05, 2015 7:14:00 PM

Dear Council President Lightner,

I am writing to convey my opposition to Kilroy Realty's One Paseo project proposed for the corner of Del Mar Heights Road and El Camino Real. This project will, without a doubt, have severe impacts on our quality of life, our traffic and the character of our community.

My view is just one among the thousands of San Diegans who oppose THIS One Paseo.

There are also a number of high-profile community organizations who reject this oversized project. The community planning groups of Carmel Valley, Torrey Pines and Del Mar Mesa have all rejected One Paseo, as did the San Diego Planning Commission. County Supervisor Dave Roberts has spoken out against One Paseo's bulk and scale and Bike San Diego has called the project bad for bicycling. Furthermore, more than 6,000 of my friends and neighbors have joined the What Price Main Street? coalition, creating a united community voice in opposition of the project.

While a more appropriately sized mixed-use project could benefit our community, THIS One Paseo is just too large.

I ask you to reject this project outright.

Sincerely,
Joan Rovegno

Joan Rovegno
13512 Jadestone Way
San Diego, Ca 92130

From: [Joan Rovegno](#)
To: [Councilmember Sherri Lightner](#)
Cc: [Mayor Kevin Faulconer](#); [CouncilMember Chris Cate](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Lorie Zapf](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: Reject One Paseo - Project 193036
Date: Thursday, February 05, 2015 7:11:25 PM

Dear Council President Lightner,

I am writing in opposition to Kilroy Realty's proposed One Paseo project.

The significant negative impacts that One Paseo will have on our traffic congestion and community character are very concerning. One Paseo is not appropriate to suburban Carmel Valley, with its 1.45 million square feet of development on just 23.6 acres of land, buildings as tall as 150 feet, and a density similar to Horton Plaza downtown.

This is NOT smart or transit-oriented development. It adds 24,000 new cars daily to our roads, without access to mass transit until at least 2035. One Paseo requires nearby streets to be widened, creating dangerous and unappealing conditions for cyclists and pedestrians. Even Caltrans has said it is unclear if the project fits the region's smart growth principles.

The San Diego Planning Commission couldn't approve this project. The Carmel Valley, Torrey Pines, Torrey Hills and Del Mar Mesa Community Planning Boards rejected this project outright. I'm standing with these groups in asking you to say "NO" to One Paseo.

The entire community could benefit from an appropriately sized mixed-use project, but THIS One Paseo is just too large, too dense and creates too much traffic. Kilroy has repeatedly ignored our concerns and our request for a project that fits our community.

I strongly urge you to reject THIS One Paseo and tell Kilroy to work with the community to propose an appropriately sized project.

Sincerely,

Joan Rovegno
13512 Jadestone Way
San Diego, Ca 92130

From: [Wing So](#)
To: [Councilmember Sherri Lightner](#)
Cc: [Mayor Kevin Faulconer](#); [CouncilMember Chris Cate](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Lorie Zapf](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: Reject One Paseo - Project 193036
Date: Thursday, February 05, 2015 3:06:30 PM

Dear Council President Lightner,

I am gravely concerned about Kilroy Realty's proposed One Paseo project, and I'm writing today to share with you my concerns about the negative impacts this project will bring to Carmel Valley.

I am especially concerned about the impacts to traffic congestion in the area, given that One Paseo will increase traffic by 370 percent and add nearly 24,000 daily car trips to our roads. All of this will lead to gridlock, especially given that the effectiveness of the proposed traffic light synchronization system has not been proven, nor has Caltrans or the City committed to its implementation. In fact, the project's Environmental Impact Report shows significant, unmitigated impacts to eight intersections and road segments. Furthermore, traffic relief near the project site depends on new freeway connectors that will not be built until 2030, if ever.

The majority of our community believes that THIS One Paseo is too large for the neighborhood. The Carmel Valley, Torrey Pines, Torrey Hills and Del Mar Mesa Community Planning Boards, as well as the San Diego Planning Commission, have already rejected One Paseo. I'm standing with more than 6,000 members of my community to oppose the project and urge you to reject it.

Please don't consign Carmel Valley to a future of extreme congestion and hair-pulling traffic jams. Reject One Paseo and ask Kilroy to work with the community to propose an appropriately sized project.

Sincerely,

Ms. Wing So
13240 Ocean Vista Road
San Diego, CA 92130

From: [Angus](#)
To: [Councilmember Sherri Lightner](#)
Cc: [Mayor Kevin Faulconer](#); [CouncilMember Chris Cate](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Lorie Zapf](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: Reject One Paseo - Project 193036
Date: Thursday, February 05, 2015 2:56:16 PM

Dear Council President Lightner,

I am writing in opposition to Kilroy Realty's proposed One Paseo project.

The significant negative impacts that One Paseo will have on our traffic congestion and community character are very concerning. One Paseo is not appropriate to suburban Carmel Valley, with its 1.45 million square feet of development on just 23.6 acres of land, buildings as tall as 150 feet, and a density similar to Horton Plaza downtown.

This is NOT smart or transit-oriented development. It adds 24,000 new cars daily to our roads, without access to mass transit until at least 2035. One Paseo requires nearby streets to be widened, creating dangerous and unappealing conditions for cyclists and pedestrians. Even Caltrans has said it is unclear if the project fits the region's smart growth principles.

The San Diego Planning Commission couldn't approve this project. The Carmel Valley, Torrey Pines, Torrey Hills and Del Mar Mesa Community Planning Boards rejected this project outright. I'm standing with these groups in asking you to say "NO" to One Paseo.

The entire community could benefit from an appropriately sized mixed-use project, but THIS One Paseo is just too large, too dense and creates too much traffic. Kilroy has repeatedly ignored our concerns and our request for a project that fits our community.

I strongly urge you to reject THIS One Paseo and tell Kilroy to work with the community to propose an appropriately sized project.

Sincerely,
Angus M. Taggart

Mr. Angus
3691 Overpark Rd.
San Diego, CA 92130

From: [Jim Tuffield](#)
To: [Councilmember Sherri Lightner](#); [CouncilMember Lorie Zapf](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Chris Cate](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: one paseo...follow the money
Date: Thursday, February 05, 2015 5:52:45 PM

Clearly, there is a money machine at work.

It goes way beyond "worrying about competition" or the emotional slant vs engineering analysis on traffic etc. It smells of a land grab if one paseo fails. I would not doubt that Kilroy's loss will turn into Donohue Schriber's gain when they end up developing this prize parcel, the last bit of commercial space in CV near the 5.

Follow the money and see how they are spending an enormous amount to sway the residents via scare tactics and mis-information. I hope you can rise above the fray and not allow the negative momentum to determine the way you do your job. Analytical, science based and not giving in to the pressure from the residents duped. Read below

<http://voiceofsandiego.org/2015/02/03/one-paseos-main-competitor-dropped-1-2m-against-the-project-since-july/>

Jim Tuffield, CFP® ,CLU® ,ChFC®

FSG/PLAN

Partner, Estate & Business planning

3666 Carmel View Rd

San Diego, CA 92130

Tel [858-205-4291](tel:858-205-4291)

Fax [858-724-1400](tel:858-724-1400)



...Custom Solutions for the Affluent

FSG is a member of:



Financial Strategies Group, LLP and Windy City are intending the information presented to be used for illustration purposes only. This communication may use calculations which are believed to be reliable, but should not be relied upon solely when making your decision to proceed with the strategy presented. Please consult with your legal, accounting, or other advisors prior to taking any action.

Rev. 01 (04/16/11) This email, including attachments, is intended for the exclusive use of the addressee and may contain proprietary, confidential, or privileged information, AND IS PROTECTED BY LAW. If you are not the intended recipient, any dissemination, use, distribution or copying is strictly prohibited. If you have received this email in error, please notify me via return email and permanently delete the original and destroy all copies.

From: [Sheldon X.Zhang](#)
To: [Councilmember Sherri Lightner](#)
Cc: [Mayor Kevin Faulconer](#); [CouncilMember Chris Cate](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Lorie Zapf](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: Reject One Paseo - Project 193036
Date: Thursday, February 05, 2015 5:31:49 PM

Dear Council President Lightner,

When you were first running for the city council, you knocked on my door and I answered. I found you to be reasonable and attentive to our neighborhood concerns and you lived in my community.

Now, it is my turn to ask you to pay attention to our concerns in our community in Camel Valley. I am expressing my strong opposition to Kilroy Realty's One Paseo project proposed for the corner of Del Mar Heights Road and El Camino Real. This project will, without a doubt, have severe impacts on our quality of life, our traffic and the character of our community.

I am not one of those fringe groups with some radical ideology against development. I am only against outlandish and disproportionate development that is out of the character of its surrounding community.

More than 6,000 of my friends and neighbors have joined the What Price Main Street? coalition, therefore there is a united community voice in opposition of the project. We represent a large block of your voters.

I ask you to reject this project outright.

Sincerely,

Dr. Sheldon X. Zhang
3655 Berryfield Court
San Diego, CA 92130

From: [Dougas Woelkers](#)
To: [Councilmember Sherri Lightner](#)
Cc: [Mayor Kevin Faulconer](#); [CouncilMember Chris Cate](#); [Councilmember Todd Gloria](#); [Councilmember Myrtle Cole](#); [Councilmember Mark Kersey](#); [CouncilMember Lorie Zapf](#); [Councilmember Scott Sherman](#); [CouncilMember David Alvarez](#); [CouncilMember Marti Emerald](#); [Mezo, Renee](#)
Subject: Reject One Paseo - Project 193036
Date: Thursday, February 05, 2015 3:06:52 PM

Dear Council President Lightner,

Thank you for trying to relocate the "One Paseo Development" Council Session to Carmel Valley. I'm sorry it was not possible. Unfortunately I will not be able to attend the newly scheduled session.

But I want to make clear our family's opposition to the Kilroy, Inc development plan, which grossly exceeds the community zoning ordinances and traffic capacity.

Please do not be fooled into thinking One Paseo is some "new age", "smart growth" concept. The plan is clearly Kilroy's way of recouping profit on what turned out to be a very bad real estate investment. Look at their track record in Los Angeles and Hollywood. They are a mega-mall developer who want to turn our vibrant tech oriented community into a Disneyland on the 5. It will be HORRIBLE for us.

Make Kilroy go back to the drawing board. Make them stick to the zoning ordinances which every other developer in Carmel Valley had to follow. Let the long established growth plan continue to bring high quality, growth oriented businesses to the One Paseo site. We don't want a mega entertainment complex in Carmel Valley. We want true "Smart Growth".

Thanks for listening to my concerns.

Sincerely,

Doug Woelkers
14 year resident of Carmel Valley.
Dougas Woelkers
12990 Claymont Ct.
San Diego, CA 92130

From: [Medina, Krystell](#) on behalf of [CLK Hearings](#)
To: [CLK City Clerk](#)
Subject: FW: Kilroy Realty One Paseo Project, Carmel Valley
Date: Friday, February 20, 2015 10:36:26 AM

From: Linda Adelson [mailto:ladelson@san.rr.com]
Sent: Saturday, February 07, 2015 8:04 AM
To: CLK Hearings
Subject: Kilroy Realty One Paseo Project, Carmel Valley

Dear Mayor and City Council:

We are writing in opposition to Kilroy Realty's One Paseo Project. As 19 year homeowners who live directly across from the proposed One Paseo Project, we are gravely concerned about the significant negative impact the proposed commercial and residential development on El Camino Real at Del Mar Heights Road will have on our community.

This project is too large and too dense and we are particularly concerned about the burden our community will endure on the already heavily congested roads. Our fire and police response times will be compromised with traffic gridlock. There is no mass transit in our community to lessen the burden of increased traffic. Who will pay for the burdens placed upon the streets and other infrastructure?

We ask you to please consider a project that would promote smart growth in our community rather than negatively impact our community.

Thank you.

Lawrence and Linda Adelson
Fallon Circle, San Diego 92130

From: [Medina, Krystell](#) on behalf of [CLK Hearings](#)
To: [CLK City Clerk](#)
Subject: FW: One Paseo
Date: Friday, February 20, 2015 10:36:25 AM

From: Lavinia Schreuder [mailto:laviniafeetsd@yahoo.com]
Sent: Wednesday, February 11, 2015 12:34 AM
To: CLK Hearings
Subject: One Paseo

Dear Mayor and City Council,

Please be aware and understand that signatures submitted by the opposition are the result of aggressive propaganda to distort the facts out of fear of competition, change and growth. I know because I live across the street from the proposed One Paseo site, work within one mile and my daughter attends Solana Highlands Elementary School which is the elementary school that One Paseo would feed into . I have witnessed and experienced the protesters' scare tactics on a daily basis between stopping people at tables set up in Del Mar Highlands shopping center, picketing misleading information on hand held signs along Del Mar Heights road by the proposed One Paseo site during peak traffic hours and soliciting and even bullying parents waiting in their cars to pick up their children outside of Solana Highlands Elementary School. It has been maddening and enough is enough.

I highly support One Paseo and believe that it would be a great asset to our community. It is the missing piece to our Carmel Valley.

I hope to live, work, play and bike there soon.

Please let my voice be heard!

Thank you!

Lavinia Schreuder

Carmel Valley resident & massage therapist at Bay Club Carmel Valley since 2004

From: [Medina, Krystell](#) on behalf of [CLK Hearings](#)
To: [CLK City Clerk](#)
Subject: FW: One Paseo Comment - LIMITED TO 15MINS TOTAL??
Date: Friday, February 20, 2015 10:36:24 AM

From: todd mackett [mailto:tmackett@yahoo.com]
Sent: Monday, February 16, 2015 8:48 PM
To: CLK Hearings
Subject: One Paseo Comment - LIMITED TO 15MINS TOTAL??

What a joke, an you call yourself a city council? Really? 15 minutes of public comment. I guess it only takes that much time to stuff the envelopes.

I live across Del Mar Heights Road at 3570 Seahorn Circle. I'm a long time resident of the area, having moved here in 1972.

This project is way to much. I support a One-Quarter Paseo, to have reasonable traffic and parking. The current plan will clog Del Mar Heights Road AND will also clog the freeway offramps at I-5. If your goal was to cut off North County from Sorrento Valley, congratulations, this will do it.

Two streetlights off Del Mar Heights will kill traffic flow, make it one and one on Carmel Valley Road.

170 foot buildings (that's 17 floors) will put my house in a shadow, and I will literally be living in the shadows of this monster.

Please be reasonable and cut this down to size. You know they haven't provided enough parking. 23 Acres really isn't that much, people will be cutting through my neighborhood trying to avoid lights.

Todd Mackett
cell 760 822 5145
3570 Seahorn Circle
San Diego, CA 92130