

From: [Medina, Krystell](#) on behalf of [CLK Hearings](#)
To: [CLK City Clerk](#)
Subject: FW: Reject One Paseo - Project 193036
Date: Monday, February 23, 2015 8:35:01 AM

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

From: Clark [<mailto:profccg@gmail.com>]
Sent: Sunday, February 22, 2015 12:21 PM
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; CLK Hearings
Subject: Reject One Paseo - Project 193036

Dear Council President Lightner,

We do not have a direct a democracy here in San Diego. Instead, we, the people, elect representatives. Essentially, they have two duties: 1) to reflect accurately the exact preferences of their constituents and 2) to make decision that may *not* reflect the exact nature of their constituents, but instead make choices for the greater good.

Historians have clearly shown the significant political influence held by those involved in buying, selling, and developing real estate. In some cases, they have brought reasonable growth to our city, but all too often they have not: profits generally drive their investments, not the character of our city.

I ask you to resist them this time. From what literature and testimony I have been able to gather, the development at One Paseo is not about making our community better. It generates a great many social "bads" and, at the end of the day, few social "goods."

Please take the sacred trust your voters have placed in your hands to make a decision that is best for our community, not interest groups, reelection bids, or possible tax revenues, etc.

Sincerely,

Clark Gibson

Dr. Clark
10628 Senda Acuario
San Diego, CA 92130

From: [Jeff Graham](#)
To: sherriligtner@sandiego.gov; [CLK City Clerk](#)
Subject: One Paseo project - Letter in Support
Date: Sunday, February 22, 2015 6:48:59 PM

Honorable Sherri Lightner
Councilmember District 1
City of San Diego

February 21, 2015

Dear Councilmember Lightner:

The City of San Diego is at a critical juncture in determining its future and how it will accommodate its projected population and employment growth. Will we continue to cave to each and every community that opposes more dense mixed-use development where people can live, walk to retail and dining, and work? If we do so, then we most certainly set the stage for increased shortages in housing supply, declining opportunity for job growth, and loss of young talent and knowledge-based business to those cities that have created vibrant, walkable, mixed-use districts. The One Paseo project in Carmel Valley exemplifies the type of mixed-use development that our city should be encouraging throughout the region. If our city had initially grown with the type of development as proposed in One Paseo, our freeways wouldn't be as congested, our air not as polluted, and our worker productivity not as wasted by spending hours per week in traffic. The One Paseo project introduces San Diego to a departure from the isolated Orwellian office parks of the last century where social interaction is absent and cars are needed to eat lunch, run errands, and commute to and from work each and every day.

As a consultant to many other cities throughout the western United States, I can testify firsthand that the vast majority of my clients would welcome with open arms a project like One Paseo in their city. The One Paseo project is the precise type of district where many businesses, young professionals, and local retailers and restaurateurs want to live, work, and operate.

Many of the critics of One Paseo have compared its proposed density to that of downtown San Diego. Quite the alarmist hyperbole! Simply put, this project does **not** bring downtown densities to Carmel Valley. One Paseo's Floor Area Ratio ("FAR") of 1.4:1 is far below the FAR found downtown. Most of downtown requires a minimum density of 3.0:1 or greater with maximum FAR ranging from 6:1 to 20:1. To have comparable density at the One Paseo site, it would need to have between 5.8 million and 18.9 million square feet! At 1.4 million square feet, One Paseo is not even close to downtown density.

The 246,500 square feet of retail space will provide entry-level jobs, shopping and dining in a main street-style setting, while the 484,000 square feet of office commercial will provide state-of-the-art office space for high-wage jobs. Together, these two uses will create 1,590 permanent jobs, generate \$154 million in annual wages, contribute \$1 million in new revenue to the City of San Diego every single year, and lead to \$630 million in new economic activity. Furthermore, with 608 units of housing planned, One Paseo will provide residences ranging from 750 to 1,400 square feet in size, with an average size of 1,129 square feet. This means that One Paseo will offer moderately-priced workforce housing in Carmel Valley,

where single family homes typically sell for between \$1 million to \$2 million.

When the City of Villages strategy was adopted in 2008, One Paseo was exactly the type of density and diversity of uses envisioned by the plan for communities all over San Diego. This site in Carmel Valley is extremely well-suited for this project, because it is close to I-5 and is situated on a route formerly served by transit. Transit is scheduled to be reinstated in the future, and this project could serve as a catalyst.

On top of all these benefits, the project is going to be one of the most environmentally sustainable developments in the city's history. One Paseo will be the Gold Standard for City of Villages-type development for many years to come. We shouldn't let false rhetoric stand in the way of embracing a great project.

If we continue to allow the vocal minority in each of our neighborhoods to stifle new well-designed mixed-use development, then I ask you how we will economically grow as a city and compete with other cities that are surpassing San Diego in smart growth land use patterns. I respectfully urge the City Council to approve the One Paseo project.

Sincerely,

Jeff Graham
Bankers Hill

cc: Councilmember Lorie Zapf
Councilmember Todd Gloria
Councilmember Myrtle Cole
Councilmember Mark Kersey
Councilmember Chris Kate
Councilmember Scott Sherman
Councilmember David Alvarez
Councilmember Marti Emerald
City Clerk Elizabeth Maland

From: ryan.herrell@ledcor.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](#); [CLK City Clerk](#)
Subject: I urge you to support One Paseo!
Date: Sunday, February 22, 2015 3:53:56 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 your vote to approve the One Paseo project. Your time and consideration are both much appreciated.

Sincerely,

Ryan Herrell
ryan.herrell@ledcor.com
6405 Mira Mesa Boulevard, Suite 100
San Diego California 92121

One Paseo Supporter

From: [Medina, Krystell](#) on behalf of [CLK Hearings](#)
To: [CLK City Clerk](#)
Subject: FW: Reject One Paseo - Project 193036
Date: Monday, February 23, 2015 8:40:16 AM

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

From: Michael Hostetler [<mailto:mhostetler@wsgr.com>]
Sent: Sunday, February 22, 2015 3:59 PM
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; CLK Hearings
Subject: Reject One Paseo - Project 193036

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 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."

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. 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.

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,

Dr. Michael Hostetler
4745 Finchley Terrace
San Diego, CA 92130

From: [Medina, Krystell](#) on behalf of [CLK Hearings](#)
To: [CLK City Clerk](#)
Subject: FW: Reject One Paseo - Project 193036
Date: Monday, February 23, 2015 8:42:03 AM

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

From: Nitin Jain [<mailto:njmanu@gmail.com>]
Sent: Sunday, February 22, 2015 9:05 PM
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; CLK Hearings
Subject: Reject One Paseo - Project 193036

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,
Nitin and Deepti Jain

Dr. Nitin Jain
4219 Federman Lane
San Diego, CA 92130

From: [Medina, Krystell](#) on behalf of [CLK Hearings](#)
To: [CLK City Clerk](#)
Subject: FW: Reject One Paseo - Project 193036
Date: Monday, February 23, 2015 8:40:48 AM

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

From: Greg Jordan [<mailto:KingTriton@san.rr.com>]
Sent: Sunday, February 22, 2015 5:46 PM
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; CLK Hearings
Subject: Reject One Paseo - Project 193036

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 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."

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. 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.

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,

Mr. Greg Jordan
13266 Jacarte Court
San Diego, CA 92130

From: [Medina, Krystell](#) on behalf of [CLK Hearings](#)
To: [CLK City Clerk](#)
Subject: FW: Reject One Paseo - Project 193036
Date: Monday, February 23, 2015 8:35:19 AM

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

From: George Lai [<mailto:gcslai@gmail.com>]
Sent: Sunday, February 22, 2015 12:27 PM
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; CLK Hearings
Subject: Reject One Paseo - Project 193036

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,

George Lai
4973 Hidden Dune Ct
San Diego, CA 92130

From: ealinx@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](#); [CLK City Clerk](#)
Subject: I urge you to support One Paseo!
Date: Sunday, February 22, 2015 4:27:06 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 your vote to approve the One Paseo project. Your time and consideration are both much appreciated.

Sincerely,

Eric Linxwiler
ealinx@gmail.com
7036 Sherbourne Lane
San Diego California 92129

8584499707
One Paseo Supporter

From: [Medina, Krystell](#) on behalf of [CLK Hearings](#)
To: [CLK City Clerk](#)
Subject: FW: Reject One Paseo - Project 193036
Date: Monday, February 23, 2015 8:39:45 AM

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

From: John Montague [<mailto:johnmontague3@gmail.com>]

Sent: Sunday, February 22, 2015 2:27 PM

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; CLK Hearings

Subject: Reject One Paseo - Project 193036

Dear Council Member,

I am opposed to the One Paseo project proposed for Carmel Valley, my neighborhood. I believe it is too big and does not reflect the needs or character of this area. My concerns are for the increased traffic, delays in receiving emergency services (911 calls), the increased demands on our schools, and the aesthetics of such a large project. I am also opposed on principle. The area being considered is zoned for a project much less dense and I resent Kilroy's attempts to override the limits.

Please vote to stop this One Paseo. Thank you.

John Montague
Dr. John Montague
13378 Keegan Place
San Diego, CA 92130

From: [Medina, Krystell](#) on behalf of [CLK Hearings](#)
To: [CLK City Clerk](#)
Subject: FW: Reject One Paseo - Project 193036
Date: Monday, February 23, 2015 8:39:56 AM

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

From: Nancy [<mailto:Nancy4art@sbcglobal.net>]

Sent: Sunday, February 22, 2015 2:59 PM

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; CLK Hearings

Subject: Reject One Paseo - Project 193036

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. Nancy
21387 Crestwind dr
San Marcos, CA 92067

From: [Medina, Krystell](#) on behalf of [CLK Hearings](#)
To: [CLK City Clerk](#)
Subject: FW: Reject One Paseo - Project 193036
Date: Monday, February 23, 2015 8:40:25 AM

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

From: M.Nguyen [<mailto:mhnguyen@alumni.ucsd.edu>]
Sent: Sunday, February 22, 2015 4:22 PM
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; CLK Hearings
Subject: Reject One Paseo - Project 193036

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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,

M. Nguyen
M. Nguyen
13241 Larkfield Ct.
San Diego, CA 92130

From: [Medina, Krystell](#) on behalf of [CLK Hearings](#)
To: [CLK City Clerk](#)
Subject: FW: Reject One Paseo - Project 193036
Date: Monday, February 23, 2015 8:40:07 AM

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

From: Erica Pascal [<mailto:Ericapasc@gmail.com>]

Sent: Sunday, February 22, 2015 3:59 PM

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; CLK Hearings

Subject: Reject One Paseo - Project 193036

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 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."

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. 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.

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,

Ms. Erica Pascal
4745 Finchley Terrace
San Diego, CA 92130

From: [Medina, Krystell](#) on behalf of [CLK Hearings](#)
To: [CLK City Clerk](#)
Subject: FW: Reject One Paseo - Project 193036
Date: Monday, February 23, 2015 8:41:51 AM

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

From: Pierre [<mailto:P.lambert1602@hotmail.com>]
Sent: Sunday, February 22, 2015 8:39 PM
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; CLK Hearings
Subject: Reject One Paseo - Project 193036

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,

Mr. Pierre
5419 Rider pl
San Diego, CA 92130

From: [Medina, Krystell](#) on behalf of [CLK Hearings](#)
To: [CLK City Clerk](#)
Subject: FW: Reject One Paseo - Project 193036
Date: Monday, February 23, 2015 8:39:07 AM

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

From: Cheryl Phillips Raiken [<mailto:cherylphillipsraiken@gmail.com>]
Sent: Sunday, February 22, 2015 1:42 PM
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; CLK Hearings
Subject: Reject One Paseo - Project 193036

Dear Council President Lightner,

I am writing to share my concerns with Kilroy Realty's proposed One Paseo project. While the project is planned for the corner of Del Mar Heights Road and El Camino Real in Carmel Valley, the impacts of this oversized development would extend into surrounding communities.

IT IS TIME TO STOP THE BUYOUT OF THE CITY BY GREEDY DEVELOPERS. IT IS THE TO HONOR REGIONAL DEVELOPMENT PLANS WHICH RESPECT OPEN SPACE, NEIGHBORHOOD AMENITIES TRAFFIC AND NATURAL RESOURCES.

IT IS BAD ENOUGH THE COUNCIL IGNORED THE RULES AND REGULATIONS PUT FORTH IN A DEVELOPMENT PLAN AT THE DEL MAR HEIGHTS/CARMEL VALLEY INTERSECTIONS. THAT PLAN REQUIRED A CONNECTION FROM THE 56 WEST TO THE I5 NORTH TO BE COMPLETED BEFORE FURTHER DEVELOPMENT OF THE PROPERTY AT THAT JUNCTION. THE DENSITY OF THE CARMEL VALLEY ROAD DEVELOPMENT IS FAR TO GREAT FOR THE ROADS AND HIGHWAY ACCESS IN THE AREA.

IT IS ABHORRENT THAT A DEVELOPER WAS ABLE TO BUY OFF THE CITY TO INCREASE BY SUBSTANTIAL AMOUNTS THE RESIDENTIAL DEVELOPMENT IN A DESIGNATED OPEN SPACE PLAN IN THE CARMEL VALLEY AREA. IT IS ABHORRENT THAT THESE DEVELOPERS ARE ABLE TO BUILD WITHOUT SIGNIFICANT GIVEBACKS TO THE CITY SUCH AS NATURAL OPEN SPACE AND RECREATION.

I am particularly concerned about the 24,000 daily car trips that One Paseo will add to our roads, increasing traffic by 370 percent and negatively affecting roadways up to 3.5 miles away from the site! An unmitigated increase of this kind will cause back-ups throughout Carmel Valley and surrounding communities, especially considering that traffic relief near the project site depends on new freeway connectors that will not be built until 2030, if ever.

I travel to and from work each day through this area, and it will be nightmare.

Additionally, the significant increase in traffic volume will increase emergency response times, creating the potential for dangerous or even life-threatening situations.

Furthermore, I am a proponent of smart growth in our region. However, One Paseo lacks the key criteria for smart growth: mass transit. Density of this scale needs to be located within walking distance of an established transit hub to create a genuine smart-growth project. If approved, the project will be built two decades in advance of the planned transit line, which is the opposite of smart development.

The simple fact of the matter is that, as proposed, One Paseo is not only TOO large for Carmel Valley, it's also misplaced in our region. One Paseo has already been rejected by the Carmel Valley, Torrey Pines, Torrey Hills and Del Mar Mesa Community Planning Boards, as well as the San Diego Planning Commission. When the matter comes before the City Council, please reject THIS One Paseo.

Sincerely,

Cheryl Phillips Raiken
Marker Road

San Diego, CA 92130

From: [Medina, Krystell](#) on behalf of [CLK Hearings](#)
To: [CLK City Clerk](#)
Subject: FW: Reject One Paseo - Project 193036
Date: Monday, February 23, 2015 8:39:07 AM

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

From: Cheryl Phillips Raiken [<mailto:cherylphillipsraiken@gmail.com>]
Sent: Sunday, February 22, 2015 1:42 PM
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; CLK Hearings
Subject: Reject One Paseo - Project 193036

Dear Council President Lightner,

I am writing to share my concerns with Kilroy Realty's proposed One Paseo project. While the project is planned for the corner of Del Mar Heights Road and El Camino Real in Carmel Valley, the impacts of this oversized development would extend into surrounding communities.

IT IS TIME TO STOP THE BUYOUT OF THE CITY BY GREEDY DEVELOPERS. IT IS THE TO HONOR REGIONAL DEVELOPMENT PLANS WHICH RESPECT OPEN SPACE, NEIGHBORHOOD AMENITIES TRAFFIC AND NATURAL RESOURCES.

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The simple fact of the matter is that, as proposed, One Paseo is not only TOO large for Carmel Valley, it's also misplaced in our region. One Paseo has already been rejected by the Carmel Valley, Torrey Pines, Torrey Hills and Del Mar Mesa Community Planning Boards, as well as the San Diego Planning Commission. When the matter comes before the City Council, please reject THIS One Paseo.

Sincerely,

Cheryl Phillips Raiken
Marker Road

San Diego, CA 92130

From: [Medina, Krystell](#) on behalf of [CLK Hearings](#)
To: [CLK City Clerk](#)
Subject: FW: Reject One Paseo - Project 193036
Date: Monday, February 23, 2015 8:34:33 AM

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

From: Ismail M Sebetan [<mailto:isebetan@gmail.com>]
Sent: Sunday, February 22, 2015 12:02 PM
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; CLK Hearings
Subject: Reject One Paseo - Project 193036

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. Ismail M Sebetan
12752 Via Nieve
SAN DIEGO, California 92130

From: [Medina, Krystell](#) on behalf of [CLK Hearings](#)
To: [CLK City Clerk](#)
Subject: FW: Reject One Paseo - Project 193036
Date: Monday, February 23, 2015 8:34:54 AM

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

From: Ismail M Sebetan [<mailto:isebetan@gmail.com>]
Sent: Sunday, February 22, 2015 12:02 PM
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; CLK Hearings
Subject: Reject One Paseo - Project 193036

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Sincerely,

Dr. Ismail M Sebetan
12752 Via Nieve
SAN DIEGO, California 92130

From: [Medina, Krystell](#) on behalf of [CLK Hearings](#)
To: [CLK City Clerk](#)
Subject: FW: Opposition to One Paseo Project
Date: Monday, February 23, 2015 8:42:27 AM

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

From: Julia Sheldon [<mailto:juliaisheldon@gmail.com>]
Sent: Sunday, February 22, 2015 11:48 PM
To: CLK Hearings
Subject: Opposition to One Paseo Project

Dear Mayor Faulconer and San Diego City Council Members:

As a resident and property owner in Carmel Valley (10978 Cloverhurst Way, San Diego, CA 92130), I am opposed to the One Paseo Project as currently proposed.

Kilroy has flagrantly disregarded current zoning in our community plan. Despite repeated objections raised by the residents and business owners of the surrounding area, Kilroy continues to propose a project that is nearly three times the allowable size that this parcel is zoned for.

The potential increased traffic congestion, increased emergency response times and a scale that is not in keeping with the surrounding neighborhood are bitterly opposed by a substantial portion of this community.

Please do not approve this project as currently proposed. I believe it is your responsibility as our elected officials to ensure that any Kilroy project approved for this site follows the zoning and community plan that have made Carmel Valley such a wonderful place to live in.

Sincerely,

Julia I. Sheldon
Homeowner/Resident
Carmel Valley

Sent from my iPad

From: [Medina, Krystell](#) on behalf of [CLK Hearings](#)
To: [CLK City Clerk](#)
Subject: FW: Reject One Paseo - Project 193036
Date: Monday, February 23, 2015 8:42:09 AM

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

From: Jane Smitham [<mailto:jsmitham@gmail.com>]
Sent: Sunday, February 22, 2015 10:12 PM
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; CLK Hearings
Subject: Reject One Paseo - Project 193036

Dear Council President Lightner,

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

Over the years, we have been abiding by the zoning that was put in place. It is not fair to suddenly re-zone this neighborhood for one developer's monetary interests. 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. Jane Smitham
3540 Caminito El Rincon #79
San Diego, CA 92130

From: [Medina, Krystell](#) on behalf of [CLK Hearings](#)
To: [CLK City Clerk](#)
Subject: FW: Reject One Paseo - Project 193036
Date: Monday, February 23, 2015 8:40:02 AM

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

From: Karen Surtes [<mailto:surtesmj@hotmail.com>]
Sent: Sunday, February 22, 2015 3:45 PM
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; CLK Hearings
Subject: Reject One Paseo - Project 193036

Dear Council President Lightner,

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

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

Sincerely,
Karen Surtes
Karen Surtes
13610 Portofino Dr
Del Mar, CA 92014

From: [Medina, Krystell](#) on behalf of [CLK Hearings](#)
To: [CLK City Clerk](#)
Subject: FW: Reject One Paseo - Project 193036
Date: Monday, February 23, 2015 8:41:41 AM

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

From: Yoshie Tanno [<mailto:t-yoshie@hotmail.com>]
Sent: Sunday, February 22, 2015 8:02 PM
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; CLK Hearings
Subject: Reject One Paseo - Project 193036

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

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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. Yoshie Tanno
12752 Via Nieve
SAN DIEGO, California 92130

From: [Medina, Krystell](#) on behalf of [CLK Hearings](#)
To: [CLK City Clerk](#)
Subject: FW: Reject One Paseo - Project 193036
Date: Monday, February 23, 2015 8:34:21 AM

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

From: Blake Tastad [<mailto:btastad@gmail.com>]

Sent: Sunday, February 22, 2015 11:44 AM

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; CLK Hearings

Subject: Reject One Paseo - Project 193036

Dear Council President Lightner,

Do not let this One Paseo project pass. I will boycott everything east of the 5 freeway if approved. I will tell all of my friends to boycott as well. DO NOT LET THIS PASS, PLEASE!

Sincerely,

Blake Tastad

Mr. Blake Tastad
131 Shippey Lane
Del Mar, CA 92014

From: [Medina, Krystell](#) on behalf of [CLK Hearings](#)
To: [CLK City Clerk](#)
Subject: FW: Reject One Paseo - Project 193036
Date: Monday, February 23, 2015 8:35:06 AM

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

From: John Weare [<mailto:jweare@ucsd.edu>]

Sent: Sunday, February 22, 2015 12:22 PM

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; CLK Hearings

Subject: Reject One Paseo - Project 193036

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,

Dr. John Weare
201 Ocean View Ave
Del Mar, CA 92014

From: [Medina, Krystell](#) on behalf of [CLK Hearings](#)
To: [CLK City Clerk](#)
Subject: FW: Reject One Paseo - Project 193036
Date: Monday, February 23, 2015 8:35:12 AM

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

From: John Weare [<mailto:jweare@ucsd.edu>]
Sent: Sunday, February 22, 2015 12:25 PM
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; CLK Hearings
Subject: Reject One Paseo - Project 193036

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Sincerely,

Dr. John Weare
201 Ocean View Ave
Del Mar, CA 92014

From: [Medina, Krystell](#) on behalf of [CLK Hearings](#)
To: [CLK City Clerk](#)
Subject: FW: Reject One Paseo - Project 193036
Date: Monday, February 23, 2015 8:35:31 AM

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

From: Nancy Weare [<mailto:nweare@ucsd.edu>]
Sent: Sunday, February 22, 2015 12:32 PM
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; CLK Hearings
Subject: Reject One Paseo - Project 193036

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Sincerely,

Dr. Nancy Weare
201 Ocean View Ave
Del Mar, CA 92014

From: [Medina, Krystell](#) on behalf of [CLK Hearings](#)
To: [CLK City Clerk](#)
Subject: FW: Reject One Paseo - Project 193036
Date: Monday, February 23, 2015 8:42:19 AM

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

From: James A. Wurzbach [<mailto:jthree@sbcglobal.net>]
Sent: Sunday, February 22, 2015 10:47 PM
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; CLK Hearings
Subject: Reject One Paseo - Project 193036

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 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."

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. 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.

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,

Dr. James A. Wurzbach
10978 Cloverhurst Way
San Diego, CA 92130

From: garyborosky@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](#); [CLK City Clerk](#)
Subject: I urge you to support One Paseo!
Date: Monday, February 23, 2015 6:19:11 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 your vote to approve the One Paseo project. Your time and consideration are both much appreciated.

Sincerely,

Gary Borosky
garyborosky@gmail.com
2876 Vista Acedera
Carlsbad Ca 92009

One Paseo Supporter

From: rec@standarddrywall.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](#); [CLK City Clerk](#)
Subject: I urge you to support One Paseo!
Date: Monday, February 23, 2015 7:34:32 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 your vote to approve the One Paseo project. Your time and consideration are both much appreciated.

Sincerely,

Robert Caya
rec@standarddrywall.com
9902 Channel Road
Lakeside CALIFORNIA 92040

6194437034
One Paseo Supporter

From: [Medina, Krystell](#) on behalf of [CLK Hearings](#)
To: [CLK City Clerk](#)
Subject: FW: Reject One Paseo - Project 193036
Date: Monday, February 23, 2015 8:42:38 AM

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

From: Gokce Dane [<mailto:gokcdane@gmail.com>]

Sent: Monday, February 23, 2015 8:14 AM

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; CLK Hearings

Subject: Reject One Paseo - Project 193036

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,
Gokce Dane
Mrs. Gokce Dane
4734 Caminito Lapid
San Diego, CA 92130

From: erinmdavid@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](#); [CLK City Clerk](#)
Subject: I urge you to support One Paseo!
Date: Monday, February 23, 2015 1:16:46 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.
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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 your vote to approve the One Paseo project. Your time and consideration are both much appreciated.

Sincerely,

Erin David
erinmdavid@gmail.com
5165 Rancho quinta bend
San diego Ca 92130

One Paseo Supporter

From: dfollen@newwaypro.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](#); [CLK City Clerk](#)
Subject: I urge you to support One Paseo!
Date: Monday, February 23, 2015 5:47:04 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

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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 your vote to approve the One Paseo project. Your time and consideration are both much appreciated.

Sincerely,

Damon Follen
dfollen@newwaypro.com
334 mulberry drive
San Marcos Ca 92069

One Paseo Supporter

From: bjgrif01@syr.edu
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](#); [CLK City Clerk](#)
Subject: I urge you to support One Paseo!
Date: Monday, February 23, 2015 8:47:38 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

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Sincerely,

Bryan Griffith
bjgrif01@syr.edu
3766 Southview Dr. Apt. 230
San Diego California 92117

One Paseo Supporter

From: [Medina, Krystell](#) on behalf of [CLK Hearings](#)
To: [CLK City Clerk](#)
Subject: FW: Reject One Paseo - Project 193036
Date: Monday, February 23, 2015 8:42:32 AM

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

From: Vikram Gupta [mailto:g_vikram@yahoo.com]
Sent: Monday, February 23, 2015 8:13 AM
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; CLK Hearings
Subject: Reject One Paseo - Project 193036

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,
Vikram Gupta
Mr. Vikram Gupta
4734 Caminito Lapiz
San Diego, CA 92130

From: rmalik@mccarthy.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](#); [CLK City Clerk](#)
Subject: I urge you to support One Paseo!
Date: Monday, February 23, 2015 7:29:36 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

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Sincerely,

Ross Malik
rmalik@mccarthy.com
9275 Sky Park Court
San Diego CA 92123

One Paseo Supporter

From: jerry.mcwherter@schuff.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](#); [CLK City Clerk](#)
Subject: I urge you to support One Paseo!
Date: Monday, February 23, 2015 9:05:56 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

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Sincerely,

Jerry McWherter
jerry.mcwherter@schuff.com
5040 Shoreham Place, Suite 100
San Diego CA 92122

One Paseo Supporter

From: [Medina, Krystell](#) on behalf of [CLK Hearings](#)
To: [CLK City Clerk](#)
Subject: FW: Reject One Paseo - Project 193036
Date: Monday, February 23, 2015 8:43:11 AM

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

From: Ken Newberry [<mailto:knew45@hotmail.com>]
Sent: Monday, February 23, 2015 8:43 AM
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; CLK Hearings
Subject: Reject One Paseo - Project 193036

Dear Council President Lightner,

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

As I'm sure you already know, but don't give a damn because someone is going to line your pockets somehow indirectly, the only ones who would truly benefit from this atrocity are the developers. They'll build, collect their money and move on, leaving the citizens of Carmel Valley to deal with the fallout. People who can afford to move will move to get away from it. House prices will likely decline as many buyers will think twice about moving into the mess.

If you have a conscience, do what's best for the citizens of San Diego. We are voters and WILL certainly remember who you are and how you voted on this.

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,

Ken Newberry, Carmel Valley resident

Mr. Ken Newberry
4089 San Ardo Cove
San Diego, CA 92130

From: [Medina, Krystell](#) on behalf of [CLK Hearings](#)
To: [CLK City Clerk](#)
Subject: FW: Reject One Paseo - Project 193036
Date: Monday, February 23, 2015 8:42:50 AM

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

From: Brady O'Connell [<mailto:Bradyoconnell@gmail.com>]
Sent: Monday, February 23, 2015 8:39 AM
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; CLK Hearings
Subject: Reject One Paseo - Project 193036

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,

Brady O'Connell
13021 Signatute Point Apt#160
San Didgo, CA 92130

From: [Medina, Krystell](#) on behalf of [CLK Hearings](#)
To: [CLK City Clerk](#)
Subject: FW: Reject One Paseo - Project 193036
Date: Monday, February 23, 2015 8:42:43 AM

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

From: Vivian Lampell Olmos [<mailto:vlampell@gmail.com>]
Sent: Monday, February 23, 2015 8:35 AM
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; CLK Hearings
Subject: Reject One Paseo - Project 193036

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Sincerely,
Vivian Lampell Olmos

Vivian Lampell Olmos
12625 El Camino Real, unit A
San Diego, CA 92130

From: jtowe@newwaypro.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](#); [CLK City Clerk](#)
Subject: I urge you to support One Paseo!
Date: Monday, February 23, 2015 6:58:16 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

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- * Provides a true, walkable main street that will connect our community and complement the existing surrounding uses of retail, housing and employment center.
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Sincerely,

Jody Towe
jtowe@newwaypro.com
7485 Ronson Road
San Diego CA 92111

One Paseo Supporter