

From: [Sabiha Abbas](#)
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 16, 2015 6:36:34 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. Sabiha Abbas
3877 Pell Place,
San Diego, CA 92130

From: djbarnett@usa-nova.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: Monday, February 16, 2015 9:20:26 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,

Danny Barnett
djbarnett@usa-nova.com
4373 viewridge ave
San diego Ca 92123

One Paseo Supporter

From: rbecker@bergelectric.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: Monday, February 16, 2015 11:12:44 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,

Rik Becker
rbecker@bergelectric.com
650 Oppen Street
San Marcos CA 92078

One Paseo Supporter

From: jeffcesari@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: Monday, February 16, 2015 6:36:23 PM

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

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Sincerely,

Jeff Cesari
jeffcesari@gmail.com
1929 Coast Blvd.
Del Mar CA 92014

8587749484
One Paseo Supporter

From: [john champ](#)
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 16, 2015 9:33:05 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, 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.

(below from earlier article...if these are indeed governing land use documents...then abide by them please!)

To this point, Kilroy has chosen to ignore the position of community residents and planning board members and pursue its project, amending the San Diego General Plan, Carmel Valley Community Plan, Carmel Valley Employment Center Precise Plan, San Diego Land Development Code/Carmel Valley Planned District Ordinance, and Regional Comprehensive Plan " five governing land use documents.

Sincerely, John Champ
Mr. John Champ
4743 Shadwell Place
San Diego, CA 92130

From: mcook@usa-nova.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: Monday, February 16, 2015 9:26:21 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,

Matthew Cook
mcook@usa-nova.com
330 calle rayo
San marcos Ca 92069

8583535660
One Paseo Supporter

From: ajmyworld@cox.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: I urge you to support One Paseo!
Date: Monday, February 16, 2015 12:03:14 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

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Sincerely,

Arthur Hopkins
ajmyworld@cox.net
4565 Park Blvd #7
San Diego CA 92116

6195072924

One Paseo Supporter

From: [Ivy Jiang](#)
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 16, 2015 5:56:59 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,

Ivy Jiang
Ivy Jiang
3550 Caminito Carmel Landing
San Diego, CA 92130

From: tmackett@yahoo.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: Monday, February 16, 2015 8:16:07 PM

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

- 1) Why are there TWO lights off of Del Mar Heights Road - isn't traffic bad enough already?
- 2) I see Del Mar Heights Road is the same number of lanes. That makes perfect sense.
- 3) WOW, they MUST be widening the freeway for all this traffic!!!! WHAT? NO???
- 3)"Future Pedestrian Connection"??? Hmmm, sounds like "NO Pedestrian Connection"
- 4) I love those pictures of just a few people hanging out. Where will the HORDES hang out??
- 5) The bus to the train station IS A JOKE. That's 8 mi away. Convenient!
- 6) I support One-Quarter Paseo!

My current house will be in the shadows of One Paseo. Great! Thanks! 170 feet tall - that's 17 stories last I checked. WAAAAAAAY TOOOOOO TALL

Todd Mackett
tmackett@yahoo.com
3570 Seahorn Circle
San Diego Ca 92130
One Paseo Supporter

From: tmackett@yahoo.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: Monday, February 16, 2015 8:00:15 PM

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

The One Paseo Project deserves to be cut in 1/4.. I support 1/4 Paseo for the following reasons:

- * Traffic will be hideous.
 - * Provides a true, walkable main street that will connect our community and complement the existing surrounding uses of retail, housing and employment center. Walk???? To where???
 - * Makes great use of a vacant site to provide usable, public green space, new bike lanes, Bike Lanes??? To Where???
 - * No where to park and tons of traffic
 - * 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 traffic, smog, noise, taxes and fees . HUH??? WHAT??
 - * 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. GREAT, we need another village!!!!!!

The PRESENT PLAN IS BULLSHIT. Cut it into One-Quarter Paseo, it will be much nicer.

Sincerely,

Todd Mackett
tmackett@yahoo.com
3570 Seahorn Circle
San Diego CA 92130
One Paseo Supporter

From: wmokhtar@usa-nova.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: Monday, February 16, 2015 9:17:35 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,

WAIL MOKHTAR
wmokhtar@usa-nova.com
4373 VIEWRIDGE AVENUE, SUITE B
SAN DIEGO CALIFORNIA 92123

8582927575
One Paseo Supporter

From: [Debnath Mukhopadhyay](#)
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 16, 2015 6:35:21 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,

Mr. Debnath Mukhopadhyay
3877 Pell Place, Unit 319
San Diego, CA 92130

From: [Avery Naughton](#)
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 16, 2015 8:15:56 AM

Dear Council President Lightner,

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

I have grown up in Carmel Valley my entire life. I remember playing in parks and getting ice cream at Cold Stone at the Highlands. Adding One Paseo would bring so much more traffic into Carmel Valley and seriously deteriorate the character of the neighborhood. We will have even more apartments and boutiques and take away from what Carmel Valley really is: a great neighborhood for children to grow up in.

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.

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Sincerely,
Avery Naughton
Ms. Avery Naughton
4317 corte de la fonda
san diego, CA 92130

From: [Mary Naughton](#)
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 16, 2015 8:10:31 AM

Dear Council President Lightner,

I am writing in opposition to Kilroy Realty's proposed One Paseo project. I have lived in Carmel Valley my entire life and have slowly seen it deteriorate from a vibrant community to one obsessed with materialism and expansion. This does not embody what a suburb near the ocean should be.

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.

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Sincerely,

Ms. Mary Naughton
4317 Corte de la Fonda
San Diego, CA 92130

From: [Saurin Pansuria](#)
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 16, 2015 10:35:35 AM

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,

Mr. Saurin Pansuria
5036 SEACHASE ST
SAN DIEGO, California 92130

From: [REMUS POPA](#)
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 16, 2015 9:00:20 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, 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,

REMUS POPA
13500 GINGER GLEN ROAD
SAN DIEGO, CALIFORNIA 92130

From: [Terra Robles](#)
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 16, 2015 9:27:33 AM

Dear Council President Lightner,
Please let this size of development take place in a more urban environment more suited to its scale, not in the suburban feel that is part of the character of this area. If the developers would like to integrate into our community character with their project, they should confine their plans to low-rise, low-impact building like their permit allows.

Sincerely,

Theresa Robles
Ms. Terra Robles
151 6th Street
Del Mar, CA 92014

From: [Danielle Smith](#)
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 16, 2015 8:25:15 AM

Dear Council President Lightner,

My husband and I have lived in Carmel Valley for the past 15 years, and have never objected strongly to any of many housing or commercial developments that have arisen here in the past years. We have expected reasonable growth. This One Paseo, however, is an outrageous plan for our community. It is exceedingly large in every way. Please listen to the majority of the people who live here & help us vote against this current plan. Help us develop something more in character with our community.

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. Danielle Smith
5440 Rider Place
San Diego, CA 92130

From: sean.spear@bisnow.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: Monday, February 16, 2015 3:34:33 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,

Sean Spear
sean.spear@bisnow.com
2166 Reed Avenue
san diego California 92109

One Paseo Supporter

From: [Robert Stack](#)
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 16, 2015 1:06:15 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. Robert Stack
5173 Great Meadow Drive
San Diego, CA 92130

From: [Craig Stone](#)
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 16, 2015 9:21:37 AM

Dear Council President Lightner,

I have lived here in Del Mar since 1993. Of course I've seen much change since then, but nothing like what would take place with the scale of what is being proposed to you with this current One Paseo development plan. Please let this size of development take place in a hub of urban development more suited to its scale, not in the suburban feel that is part of the character of this area. If the developers would like to integrate into our community character with their project, they should confine their plans to truly build in step with the surrounding neighborhood -- that of low-rise, low-impact building.

Thank you for your consideration.

Sincerely,

Craig Stone
Mr. Craig Stone
151 6th Street
Del Mar, CA 92014

From: [Patricia Thompson](#)
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 16, 2015 12:34:53 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. Patricia Thompson
Personal
Solana Beach, CALIFORNIA 92075

From: [Laura Trotter](#)
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 16, 2015 5:58:55 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 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,

Mrs. Laura Trotter
3960 San Gregorio Way
San Diego, CA 92130

From: [Matthew Warner](#)
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 16, 2015 5:01:19 PM

Dear Council President Lightner,

I have commuted into my retail store Cabana Tan at 12750 Carmel Country Rd., in the heart of Carmel Valley for over 13 years from Solana Beach. As business buildings have continued to pop up along El Camino Real, between route 56 and del mar heights rd., and homes having been built in all directions east and south....my commute (about 4 miles) has continued to get more unbearable. How all these business buildings were allowed to get approval I'll never know - the resulting traffic is already terrible. Any further growth in this area - especially the proposed One Paseo shopping center will make this area completely jammed with traffic.

Routes people try to use to get out of and into Carmel Valley - specifically El Camino Real north to Rancho Sante Fe, Solana Beach and all destinations north are already well known and backups occur routinely at the intersection of Via De La Valle and El Camino Real sometimes all the way back to Half Mile Dr.!!!!!! These roads are not substantial enough to handle any increase in traffic!! And when any incident happens on Hwy 5 or there are fire issues - these roads are jammed so bad its unbearable.....and unsafe!

Further congestion in this area is a very bad idea -how did all these business buildings get approved I think is the real tragedy....to further ruin this community would be a sin.

Sincerely,
Matt Warner
Owner Cabana Tan

Mr. Matthew Warner
12750 CArmel country rd.
san diego, ca 92130

From: dwozniak@usa-nova.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: Monday, February 16, 2015 9:48:48 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,

Dave Wozniak
dwozniak@usa-nova.com
4373 Viewridge Avenue Suite B
San Diego California 92123

8582927575
One Paseo Supporter

From: [Jenny Xi](#)
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 16, 2015 12:11:45 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. Jenny Xi
1359 hyacinth way
SAN DIEGO, CA 92130

From: [Manchao Xiao](#)
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 15, 2015 10:38:56 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.

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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,

Manchao Xiao
5534 Caballos Place
San Diego, CA 92130

From: [Irene Young](#)
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 16, 2015 8:18:03 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.

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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.

If you don't vote or you reclude yourself you will not be representing us!
Sincerely,

Mrs. Irene Young
13671 Mercado Drive
Del Mar, CA 92014