

From: Andrew Sevilla [REDACTED]
Sent: Monday, March 6, 2023 2:30 PM
To: Patrice Olds <polds@cityofsanmateo.org>; City Council (San Mateo) <CityCouncil@cityofsanmateo.org>; General Plan <generalplan@cityofsanmateo.org>
Cc: [REDACTED]
Subject: General Plan Update – Land Use Heights and Densities and Measure Y

Dear Councilmembers,

The following is clearly stated regarding the Agenda Report dated March 06, 2023, prepared by the Community Development Department and City Manager, Drew Corbett.

"Measure Y is a ballot measure that was passed by voters in November 2020. It retained existing height and density limits on new development that were originally adopted under Measure P and has a sunset date of 2030. Overall, the Measure Y height limit is set at up to 55 feet (five stories) and a density limit that allows up to 50 units per acre."

Mr. Corbett states, *"...the State Density Bonus law allows projects to exceed both height and density limits when certain percentages of affordable units are provided."*

In April 2022 and again in July 2022, you approved the Preferred Land Use Scenario, which *"...includes building heights and densities that exceed the limits set by Measure Y."* I urge you to remember that *"Any components of the General Plan Update that are inconsistent with Measure Y will require voter approval before they can take effect."*

Mr. Corbett also makes it clear that the City Council will need to *"...submit a resolution and ballot measure to the San Mateo County Assessor-County Clerk-Recorder before the relevant election deadline."* and that *"...staff is recommending that City Council pursue a ballot measure that would remove Measure Y growth limits within the ten Study Areas."*

Before the ballot deadline for November 2024, you need to review the final version of the General Plan and final Environmental Impact Report (EIR) and adopt a resolution and ballot language to overturn Measure Y.

While I understand that growth is inevitable in a location like San Mateo, I would advise you to follow Mr. Corbett's guidance. Pushing for height and density changes without putting the matter on the ballot for voters to decide will likely result in an abrupt conclusion to your political aspirations in San Mateo.

Regards,

Andrew Sevilla