

Lemos, June

From: Annemarie <aweibel@mcn.org>
Sent: Monday, April 8, 2019 6:26 AM
To: Jones, Marie; Lemos, June; Miller, Tabatha; McCormick, Sarah; Gonzalez, Joanna; Norvell, Bernie; Morsell-Haye, Jessica
Subject: input in regards to possibly enlarging the bike park pump track

To the city staff and city council representatives,

As I can not attend the 4-8 CDC meeting I am sending you my comments in writing.

Do to the following reasons I am not in favor of enlarging the bike park pump track at this time:

It would convert an area of native grassland habitat into a developed area and thereby eliminate one acre of natural habitat;

It would preclude other potential non-passive recreational activities from use of this area such as a basketball court like an active kids' playground, and/or other active recreational uses;

It would change the quiet natural ambiance of the south Coastal Trail experience and might change the trail's character;

It would bring many more users to the Coastal Trail;

It would be good to first see how this project fits into the Coastal Trail experience before doubling its size.

Another reason why this expansion should not be granted at this time is that it would be setting a precedent for many other projects that start out small and increase over time as there was no objection to the smaller version.

I believe that it is not ok to do "daisy chaining" with CEQA.

I am also concerned about the upcoming development with Auto Zone.

Originally the idea was to place 2 businesses on this property which would have included another Dollar Store. We already have 2 car parts places and we also have another Dollar Store. Now we are being told that the permit would just include an Auto Zone and a subdivision. It is not clear to me if someone else would own the other property or not. Regardless we are also informed that as soon as this happens another development that is already planned would manifest.

I believe that this is another "daisy chaining" issue.

Mendocino Railway President Chris Hart announced that his company was in contract to purchase about 70 acres at the northernmost end of the 419-acre mill site adjacent to the downtown train depot. Not long after that additional land got purchased by the same company as far as I remember.

Thanks for reading my comments and contemplating the issue.
Sincerely, Annemarie Weibel