

Plan Bay Area		
January 2012 Public Workshops		
Oral Comments: Land Use and Complete Communities		
County	Comments	
1	Alameda	Sees this process as social engineering.
2	Alameda	What about jobs? Businesses start them. Where are businesses in this discussion? Businesses create jobs.
3	Alameda	It's important for there to be affordable housing in development projects -- whether urban or suburban. Wants to see greater emphasis on meeting our regional allocation allotments.
4	Alameda	Wants more mixed use and density in the equation.
5	Alameda	Regarding Pleasanton housing update -- schools are an issue, particularly funding and financing. Need to be sure their priorities are met.
6	Alameda	Regarding the Lafayette PDA -- It is part of the process and in concept it works, but it is not as effective as it could be. Needs more overlap with housing, transportation and open space to offset impacts.
7	Alameda	The PowerPoint slide map is hard to read; it needs more explanation.
8	Alameda	How did the cities designate PDAs? What was the process?
9	Alameda	What about disaster and emergency egress and preparedness?
10	Alameda	What about sea level rise and global warming?
11	Alameda	It doesn't make sense to divide the elements -- they are all synergistic (housing, infrastructure).
12	Alameda	Where are the five scenarios? Why aren't we looking at them?
13	Alameda	As a Dublin resident, concerned about lack of detail. Denser neighborhoods means less safety, worse schools. Concerned the plan is being shoved down people's throats and sold to developers.
14	Alameda	Are we trading horizontal sprawl for vertical sprawl? It causes problems: what about parking in high density areas? Improved health will not happen from cramming people into "stack and pack" housing. Where is data on public transportation?
15	Alameda	From Representative of "Ditch Dirty Diesel Collaborative": Is smart growth really smart? People are polluting -- where is health assessment? Where is affordable housing? Where are parks for families? Where is transportation impact?
16	Alameda	Explain/Describe a Rural Town Center PDA.
17	Alameda	10K per square mile is livable -- but this plan doesn't hold out hope for our neighborhood and its value as a single family lifestyle. Dense, low- rise development is livable, but is it just "existing"? Is it a myth that our neighborhoods won't change?
18	Alameda	Has concerns about the plan. Some like it but ..TOD may be good but worried that people will be priced out of living there. Where is plan to continue to live there? What about a plan to stay in place... to still be able to afford to be there and not priced out?
19	Alameda	Government should provide incentives for density. Maximizing dollars -- less government.
20	Alameda	Need shared use of buildings/facilities, not just use as schools. Need more thoughtful design to use space. For example, businesses shut down at 6 p.m. How do we better use these buildings?
21	Alameda	Need to emphasize jobs in complete communities...not just houses. And including health care is needed.
22	Alameda	Will these communities be planned? How about architecture? Are we participating and using aesthetic qualities? Urban design is important.
23	Alameda	Do other ideas make it into the final plan? Single family residential throughout Bay Area except large cities where there are high crime rates. Less safe.
24	Alameda	Jobs have moved out and many neighborhoods are blighted. Start with these basics. Where are we addressing employment, which is important? Need city cohesion of employment and services. What are the strategies to make communities more vital -- like Oakland and San Leandro?

25	Alameda	This process is not transparent. Where is funding coming from? Who is going to get it? How are cities involved?
26	Alameda	What about multiple units, grandfathered sub-units, second units or putting additional units on old lots? City planning seems to discourage these. This issue needs to be resolved -- need to resolve state mandates and local policies and how they apply to these units.
27	Alameda	Regarding population and employment data/ projections: Where do the growth models or redistribution models come from? What are the real estate and housing policies and strategies that determine these?
28	Alameda	A diverse mix of types of housing is needed.