

Date: Fri, 6 Jan 2006 15:32:45 -0800 (PST)
From: Stephanie Schaaf <sas@alumni.brown.edu>
To: angela.chen@sanjoseca.gov, lgiefer@sbcglobal.net, mmiller@interorealestate.com, tsaadati@cupertino.org, gwong212@aol.com
Cc: planning@cupertino.org
Subject: development in South Vallco Planning Area

Dear Chair Wong and Planning Commissioners:

The Sierra Club recently learned that the council is considering development near Vallco Shopping Center. While we have not taken a position at this time regarding specific development proposals for this site, the area appears to present an ideal opportunity to plan for smart re-use of underused land in our urban core.

As you are aware, land-use decisions have a tremendous impact on community and environmental quality. Infill development, preferably mixed-use with residential serving commercial, provides an essential strategy for reducing sprawl and creating rich pedestrian-friendly communities. The jobs/housing imbalance throughout the peninsula generates tremendous pressure for poor development in distant areas such as Morgan Hill and Dublin. This in turn generates automobile traffic with its concurrent air and water quality degradation. These pressures create a vicious circle with increased pressure for automobile infrastructure. By one recent study, fifty percent of the land in San Jose is allocated to automobiles in roads and parking. Furthermore, recent EPA studies have shown that good infill can reduce traffic by putting housing near jobs.

We urge the Commission to encourage uses for this site which will help alleviate Cupertino's jobs/housing imbalance and create a mixed-use, pedestrian-friendly neighborhood.

Sincerely,

Stephanie Schaaf
Vice-Chair, Sustainable Land Use Committee
Sierra Club, Loma Prieta Chapter