

IRMA Glidden

Subject: RE: Alameda City Council to Review Site A Amendment Wednesday, July 5th

From: Becca Perata <becca@voxpathulipr.net>

Date: June 30, 2017 at 9:59:39 AM PDT

To: Lara <lweisiger@alamedaca.gov>

Subject: Alameda City Council to Review Site A Amendment Wednesday, July 5th

Reply-To: Becca Perata <becca@voxpathulipr.net>

Wednesday, July 5th 7:00 p.m.

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THE POINT

ALAMEDA, CALIFORNIA



Site A Amendment Critical to Moving Project Forward

Dear Lara,

On Wednesday, July 5th, Alameda City Council will consider an amendment to the Alameda Point Site A plan, as unanimously recommended by the planning board last month.

By working together, Alameda Point Partners (APP) and the City have created

07-05-2017
6-B External
Correspondence

a workable solution to this challenging cost environment that will maintain the integrity of the original development plan, while accelerating delivery of badly needed housing.

Here's what this amendment means for the future of Alameda Point:

Critical Housing Delivered Sooner: All 800 units of badly needed housing delivered more quickly in a larger first phase, including 25% inclusionary housing - with 70 units for AUSD teachers and employees - and another 25-30% affordable by design units.

New Ferry Terminal by 2020: A new ferry terminal at Seaplane Lagoon is fully funded by Alameda Point Partners, the Alameda County Transportation Commission (ACTC) and the Water Emergency Transportation Authority (WETA).

Critical Infrastructure Improvements Funded: \$93M in infrastructure improvements already committed as the backbone needed to sustain and revitalize the former Naval Base.

Thousands of Construction Jobs: Construction of Site A will bring thousands of union jobs to the island.

Catalyst for Redevelopment of Former Naval Base: Site A will kickstart redevelopment of Alameda Point and is the only mechanism to support other planned projects, like the Main Street Neighborhood, supportive housing at the Alameda Point Collaborative, Site B, and the Adaptive Reuse area.

For more information, the agenda and staff report are available [here](#) (item 6-B).

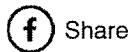
Please join us on Wednesday to voice your support at the Council meeting and/or email your Council in advance:

Mayor Trish Herrera Spencer	tspencer@alamedaca.gov
Vice Mayor Malia Vella	mvella@alamedaca.gov
Councilmember Marilyn Ezzy Ashcraft	mezzyashcraft@alamedaca.gov
Councilmember Jim Oddie	joddie@alamedaca.gov
Councilmember Frank Matarrese	fmatarrese@alamedaca.gov
City Manager Jill Keimach	jkeimach@alamedaca.gov
Alameda Point COO Jennifer Ott	jott@alamedaca.gov
Clerk Lara Weisiger	lweisiger@alamedaca.gov

WHEN: Wednesday, July 5, 2017 @ 7 p.m.

**WHERE: Council Chambers, Third Floor,
Alameda City Hall, 2263 Santa Clara Ave,
Alameda, 94501**

Thank you,
Becca Perata for Alameda Point Partners



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You are receiving this email because you expressed interest in learning more about Alameda Point Partners' plans to develop Site A at Alameda Point.

Our mailing address is:

SRM Ernst
2220 Livingston Street
#208
Oakland, CA 94606

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IRMA Glidden

Subject: FW: Site A

From: Dean Santner <dean.santner@gmail.com>

Date: July 1, 2017 at 1:54:39 PM PDT

To: <lweisiger@alamedaca.gov>

Subject: Site A

Hello,

As a 19-year business tenant at Alameda Point, I'm writing to continue my support of Site A. It's unfortunate adjustments are necessary for Site A to proceed. However, being unaware of viable options available to the City if we lose the current Site A project, sensible restructuring of the previously approved Site A proposal seems to be the most reasonable path toward the revitalization Alameda Point desperately needs.

As always, we rely on you, our City decision makers, to do the best you can for all of us. Many thanks for doing the difficult and important work you do on our behalf.

Sincerely,
Dean Santner

Dean Santner
Dean Santner Design
Navigator Systems, Inc.
Alameda Point Studios

1800 Ferry Point
Alameda, CA 94501

(510) 747-1044
dean.santner@gmail.com
alamedapointstudios.com

IRMA Glidden

Subject: FW: Please approve the Alameda Point Site A Amendment

From: Wesley Bexton <bexton@gmail.com>

Date: July 1, 2017 at 6:25:20 PM PDT

To: Trish Spencer <tspencer@alamedaca.gov>, Malia Vella <mvella@alamedaca.gov>, Marilyn Ezzy Ashcraft <mezzyashcraft@alamedaca.gov>, Jim Oddie <joddie@alamedaca.gov>, Frank Matarrese <fmatarrese@alamedaca.gov>

Cc: Jill Keimach <JKeimach@alamedaca.gov>, <jott@alamedaca.gov>, <lweisiger@alamedaca.gov>

Subject: Please approve the Alameda Point Site A Amendment

Honorable Council Members,

I'm excited to read that the city staff have recommended proceeding with approval of the Site A Amendment. As a homeowner here, I'm very interested in seeing our city's lands at the base take on new life as an active and thriving part of the City of Alameda. Please support our community's continued improvement and approve the Site A amendment.

Best,
Wesley Bexton
1534 Buena Vista
[415.571.1272](tel:415.571.1272)

IRMA Glidden

Subject: FW: Alameda Pt. Progress

From: Peter Dreyfuss <padreyfuss@att.net>

Date: July 5, 2017 at 11:08:39 AM PDT

To: "tspencer@alamedaca.gov" <tspencer@alamedaca.gov>, "mvella@alamedaca.gov" <mvella@alamedaca.gov>, "mezzashcraft@alamedaca.gov" <mezzashcraft@alamedaca.gov>, "joddie@alamedaca.gov" <joddie@alamedaca.gov>, "fmatarrese@alamedaca.gov" <fmatarrese@alamedaca.gov>, "jkeimach@alamedaca.gov" <jkeimach@alamedaca.gov>, "jott@alamedaca.gov" <jott@alamedaca.gov>, "lweisiger@alamedaca.gov" <lweisiger@alamedaca.gov>

Subject: Alameda Pt. Progress

Reply-To: Peter Dreyfuss <padreyfuss@att.net>

Dear Mayor and Council Members,

Alameda Naval Air Station was decommissioned 20 years ago, and today is a critical day in its future, and ours. Site A needs the shortened phases proposed by APP, and a speedy resolution to the latest issues of costs and infrastructure issues revealed over the last 12 months.

I am writing as a 16-year tenant of Alameda Point in 2 different buildings, having watched 2 other developers propose, and ultimately fail. Interest rates and construction costs are rising, apt. rents are leveling or falling, and we need to support Joe Ernst and APP in their energetic program to breathe new life into this **future jewel of the East Bay**.

The welders, machinists, and artists at Building 29 - 1701 Monarch sincerely support Alameda Pt. Partners and their visionary progress through the minefield of development and construction.

We urge you to approve the revised plan proposed by APP.
Thank you,

Peter Dreyfuss
Manager/B29

IRMA Glidden

Subject: FW: Site A Amendment - Opinion to Approve

From: Victoria Anweiler <victoriaanweiler@gmail.com>

Date: July 5, 2017 at 11:24:23 AM PDT

To: <tspencer@alamedaca.gov>, <mvella@alamedaca.gov>, <messyashcraft@alamedaca.gov>, <joddie@alamedaca.gov>, <fmatarrese@alamedaca.gov>, <jkeimach@alamedaca.gov>, <jott@alamedaca.gov>, <lweisiger@alamedaca.gov>

Subject: Site A Amendment - Opinion to Approve

Hello Everyone,

I'm writing you to inform you of my opinion about the Site A development changes on this evenings city council meeting agenda. My hope was to be able to attend the meeting but unfortunately my flight has been delayed and I will not be able to make it.

The council should pass the needed changes of condensing phases of the development to allow the developer to have a larger Phase 1 build out. My reasons are as followed:

- 1) The developer has made no changes to what they have promised to our city; section 8 housing, teacher housing, ferry terminal, public transit, new infrastructure, large amount of parks, area activation with all of their phase 0 programming, etc.
- 2) The understanding of why the developer is asking for this revision to their plan. I just went to a meeting where Joe Ernst explained the reason for the default and changes to the original proposal. He explained the construction costs are going up dramatically with an aggressive amount of new housing being built in Alameda & Oakland (Del Monte building, Alameda Landing expansion, Brooklyn basin) and as all of these new units go on the market the costs of these rents are going down. They are asking that they have a more aggressive timeline to build some of the more money making parts of the development so they can cover the cost of the unforeseen rise in construction cost and still provide all of the things they had promised to us in the original proposal.
- 3) Joe Ernst also stated that if this revision is not approved it will make it much harder to secure their investors. Which in turn could mean they would have to walk away from this project. With as much time energy and money over the years that has been spent on both sides it would be a waste. What is the city council's plan for this area if this were to fall through? The delay in trying to find a new developer for the site A area after three large developers have tried to redevelop this area and have been unable to do so when working with our city.
- 4) The arguments I have heard over the past few weeks in regards to denying this revision seem to be going back to topics such as overpopulation of the island, congested transportation, the new luxury home addition to this development, etc. These are all things that have been discussed over the many years of the development phase of this project and seem null in void to the reasons of the developer's request for this revision.

5) The new infrastructure and transportation additions this development is promising is incredibly needed by the businesses already established on the base. With these additions it will make that area much more marketable to the job creating businesses we are growing on the base.

It would be a bad decision to turn this developer away, it would be bad for the business already down there as well as bad for Alameda as a community to just let that area rot away. The amount of time, energy and money (over \$15 million) this a developer has invested over the years shows their commitment to our community.

Please feel free to contact me with any questions or to discuss any of these topics. I wish that I could be at the council meeting this evening in person but greatly appreciate you spending the time to read this email. Thank you so much for your time and commitment for holding a public office in our community!

Thank you,

Victoria Anweiler
805-368-6775