

From: btmsb@aol.com
To: [City Clerk Group](#)
Subject: Written Comments for Rezoning Meeting 7/25/23
Date: Tuesday, July 25, 2023 1:56:52 PM

July 25, 2023

Honorable City Council Members and Planning Commission,

We write with deep concerns and strong objections regarding the proposed rezoning of 625 Dara Road from RS to RH. Please reconsider your decision to include 625 Dara Road in your rezoning plans.

*We, the people who live in this residential neighborhood, were not notified in any way of the meetings to discuss this rezoning. People directly impacted by the decision were not informed or given enough time to submit input prior to a decision being made. Many people are on vacation at this time and are not even able to hear about it from neighbors and have the opportunity to be heard.

*In researching all of the other proposed sites for development, it is clear the Dara site is an outlier. There is a simple reason for this. It is not a site that is suitable for high-density housing. The number of units proposed on such a small site, set in the middle of residential neighborhoods of single-family homes, does not make sense. Just because a land owner is willing to sell/develop for a larger profit, does not make it the right decision for the community. Easy does not equal right.

*We recognize the need for housing in our community. We benefitted from affordable housing when we first moved to the area years ago. That housing project (96 units of 1, 2, and 3 bedroom condos, one and two-story) was decided upon correctly, with the surrounding neighborhood and the benefits to the new residents at the forefront. The development included market value as well as affordable housing. Reliable public transit was just outside the common driveway, the units did not look down into any existing homes or block any views, and the main street outside the complex was designed for community traffic (not residential). The location was walkable to services and bicycle friendly. As to not impact one elementary school, the families were given the option of two schools nearby. Most importantly, it became its own quiet neighborhood. The people who lived there felt a sense of community.

* The impact of high-density traffic is significant. The site is not public transit-friendly and has a low walkability score. As this is a residential neighborhood, it is quite a walking distance to services and shopping, therefore additional traffic will be substantial. Inevitable overflow parking onto residential streets will also severely impact current residents. In addition, the site is near an elementary school. Many young children walk or ride bikes and scooters each day. Significantly increased traffic increases safety concerns for our youngest community members. In addition, the safety concerns of turning onto Cathedral Oaks from Dara Rd. or Arundel are real. It is difficult to see oncoming cars and the traffic moves fast. There have already been enough fatalities.

Thank you for your time and consideration. We are trusting you to listen to the genuine concern of the people in your community. There are other viable sites, such as 7190 Hollister and the two adjacent parcels that would create ample space for new housing and not have negative impacts on existing neighborhoods. To truly preserve Goleta, respect its current residents, build new neighborhoods, and see it grow in a responsible way, please consider other options than Dara Rd. We respectfully request you NOT rezone 625 Dara Rd. from RS to RH.

Sincerely,

Bradley and Tracy Bowen