

From: Lawrence Chung
Sent: Saturday, July 22, 2017 11:26 PM
To: Baylands; Holstine, Clay
Subject: Brisbane Baylands support

To Whom It May Concern,

My name is Lawrence Chung and this e-mail to express my support for the UPC-backed development proposal for Brisbane Baylands. I have been following the developments on the project over the past few years and strongly feel that the site should be developed closely following the developer's proposal which includes housing amongst commercial and other uses. I live very close to this development in the Candlestick Point neighborhood of San Francisco in the Signature Properties Candlestick Cove development. Although I am not a Brisbane resident, I live in closer proximity to the northern portion of this site where the housing is proposed than probably most Brisbane residents. If developed as proposed, vehicular traffic may increase as well as other issues of living in a more densely populated area. However, I still strongly support housing on the site. I work in real estate as an appraiser (residential and commercial) and see the high costs of living in the region driving people away. It is difficult for people of all ages and especially young people to remain in the Bay Area with median prices approaching or well-above a million dollars. One way to alleviate housing costs is to increase supply if I remember in my college economics classes. Having 660 acres of flat and developable land near a Caltrain station, Muni Metro, and a major freeway seems like an incredible opportunity to build a 21st century mixed-use development. I'm worried that building only commercial uses will create a car-dependent and soulless office-park type environment which I feel the rest of the Bay Area has left behind in the 90's. I visit Brisbane almost daily for the restaurants, to jog at the marina, and frequently do appraisals for houses and condos. I understand that the city council and relevant agencies primarily factor Brisbane resident opinions in this decision. I do feel like in the current housing crisis (and I believe it is a crisis of affordability), that regional concerns should be strongly considered as well including those of neighbors in nearby areas in San Francisco and elsewhere. I would love to one day to see this vacant field transformed into a vibrant neighborhood with families and kids along with great buildings for work and entertainment. Thanks for taking time to consider my opinion.

Lawrence Chung