

Gautho, Julia

From: jeff lee <jeffersonlee77@hotmail.com>
Sent: Thursday, September 25, 2025 5:17 PM
To: City Council
Subject: Before Approving Meeting Minutes From 9/11/25 - Rezoning 600 Park Ave. Apts.

Hello,

After reflecting on the results of the 9/11 meeting on the subject, we feel compelled to share just how disturbing it was to be informed during the City's presentation that:

- Capitola Mall (and other sites, not 600 Park Ave.) will provide more than enough housing units for Capitola to satisfy the State of CA mandate.
- The rezoning of 600 Park Ave. Apts. was voluntary action taken on freely by the City, and is not State mandated.
- The City has known all along that increased density at 600 Park Ave. is not required, but has sold that very message to the public since the rezoning push began. It was extremely disappointing to repeatedly hear "unfortunately we can't do anything - it's the State" from City representatives when that's not the case at all. This intentional misrepresentation of key information negates the noticing / public outreach period.

We ask again that Council reconsider and take reasonable action to soften the blow to existing residents and neighbors. Revise rezoning language to decrease allowable heights, increase setbacks etc. as previously suggested.

The City has the ability to make appropriate revisions that serve Capitola residents, not just developers.

Sincerely,

Jeff & Kirsten Lee
117 Wesley St., Capitola