

Amy Ow

From: Camille Leung
Sent: Thursday, June 17, 2021 6:19 PM
To: Amy Ow
Subject: FW: Urgent Comment re: Proposed Highlands Development & EIR CIQUA Process

From: Yvette Huygen <yvettelhuygen@gmail.com>
Sent: Thursday, June 17, 2021 4:57 PM
To: Camille Leung <cleung@smcgov.org>; Amy Ow <aow@smcgov.org>; Steve Monowitz <smonowitz@smcgov.org>; Dave Pine <dpine@smcgov.org>; Carole Groom <cgroom@smcgov.org>; Don Horsley <dhorsley@smcgov.org>; Warren Slocum <WSlocum@smcgov.org>; David Canepa <dcanepa@smcgov.org>
Subject: Urgent Comment re: Proposed Highlands Development & EIR CIQUA Process

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To Whom It May Concern,

My name is Yvette Huygen and I grew up in the San Mateo Highlands Eichler neighborhood that is now targeted for a development that, if carried out as per recent egregious changes, will jeopardize the stability of the homes on Cobblehill Place and the safety of their residents. While I no longer live in the neighborhood, my elderly mother remains in my childhood home on Cobblehill. I am concerned about the impact to her health if the current plans are executed as they will result in excessive amounts of noise and vibration from numerous trucks, dust/particulates from dirt removal, and the potential destabilization of a hillside that has proven to be, at best, volatile. I am also concerned that the lack of attention to proper approvals and environmental impact in the targeted area will result in the loss of property and life for anyone who either chooses to live in one of the new residences, or travel up and down Ticonderoga. For these reasons, I am noting my official objection to the project changes being requested to the development plans.

I ask for the simplest of things: That you *not* approve the modifications being put forth and instead proceed with a major modification hearing that recognizes how egregious these changes are, and how significantly they diverge from the original plans and development agreement.

As I mention above, I grew up in on one of the impacted streets, Cobblehill Place. I know that hill. I played on it as a kid. When I learned that the amount of grading needed for the current plan is more than double of what was originally approved, I was shocked and horrified. Why? Because there is no way that hill and the homes on it can sustain that amount of dirt removal. I watched that hill slip away in landslides for decades. I don't care how many pilons you put in, you are not going to hold up that hill. To my understanding, the County's ordinance says changes to grading permits as big as the one currently proposed must be approved by the Board. I insist that this approval be pursued before any work begins.

I further ask that a supplemental EIR be prepared to study the impact of all the trucks/truck trips that will be required for this project. I cannot for the life of me imagine Ticonderoga will survive it. In my own lifetime, I have seen that road reinforced at least five times. And it is falling into the ravine again. The current EIR CEQA process strikes me as incomplete and unfair. There should have been a 60 day review, published responses to comments, and a hearing on the grading. Yet none of these things has taken place.

I am sure you are well aware that this project has had its challenges from the start. I have long accepted that something will be built on that hill. However, I had put my trust in the process to ensure the safety and structural integrity of the current homes and any that were being built. It is to my horror to learn that the appropriate processes have not been followed, and that little to no regard has been given for the safety and comfort of the residents of this gem of a neighborhood. It saddens me to think you would risk damaging a place and community that has created the very value you hope to leverage.

I kindly thank you for your consideration.

Sincerely,
Yvette Huygen
Campbell, CA