



November 23, 2015

Debby Fernandez, Associate Planner  
City of Santa Clara  
Planning Division  
1500 Warburton Avenue  
Santa Clara, CA 95050

Re: Comments to Draft Environmental Impact Report (DEIR) for the City Place  
Santa Clara Mixed-use Project

Dear Ms. Fernandez:

Thank you for the opportunity to review the DEIR for the proposed 240-acre, 9.16 million gross square feet, mixed-use project at 5155 Stars and Stripes Drive in Santa Clara. The following comments cover issues the City of Sunnyvale would like to be discussed in the DEIR:

**General Questions and Comments:**

The following comments were provided when the City of Sunnyvale commented on the Notice of Preparation. These comments were not specifically addressed in the DEIR.

1. Please provide a discussion of how the proposed project works with the 49er stadium parking and traffic circulation plan, especially during construction of the proposed project.
2. Provide the current Levi Stadium parking plan (as part of the Transportation Management and Operations Plan- TMOP) and envisioned TMOP parking plan at initial and complete project build-out.

**Community Outreach:**

It is our understanding that the City of Santa Clara plans to hold a community outreach meeting that includes Sunnyvale residents. Please provide the City of Sunnyvale with the location, time and date of this meeting at the time that residents are noticed.

**Noise Impacts:**

1. In the project mitigations include the requirement for a project noise coordinator and provide the contact information to the City of Sunnyvale and to Sunnyvale residents located east of Lawrence Expressway and between Hwy 101 and Hwy 237.

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TDD (408) 730-7501

2. In the construction traffic control plan direct construction traffic away from Tasman Drive in Sunnyvale due to potential increased noise.

**D. Traffic and Transportation Input for the Notice of Preparation:**

Per page 3.3-17, the study intersections were selected by identifying locations where the project contributed vehicles that would require 2% of the roadway capacity. Per the VTA guidelines, any intersection where the project adds 10 peak hour vehicles per lane to any intersection movement should be analyzed. Depending upon the existing intersection volumes and configuration, the 2% capacity requirement may result in a higher threshold (more than 10 vehicles per lane) for intersections to be considered for evaluation. Consequently locations could have been left out from this study, which otherwise would have qualified for evaluation.

The following intersections are on the City's Major Arterials which connects to routes (Tasman Drive, SR 237) providing direct access to the development site. These intersections should also be evaluated for possible impacts:

- E. Java Drive and Crossman Avenue.
- E. Java Drive and Geneva Drive.
- E. Java Drive and Borregas Avenue.
- W. Java Drive and Bordeaux Drive.
- N. Mathilda Avenue and W. Java Drive.
- N. Fair Oaks Avenue and Caliente Drive.
- N. Fair Oaks Avenue and E. California Avenue.
- N. Fair Oaks and Kifer Road.

The City of Sunnyvale appreciates your consideration of the comments provided. Please contact me at 408 730-7591 or [gcaruso@sunnyvale.ca.gov](mailto:gcaruso@sunnyvale.ca.gov) if you have any questions or concerns about items discussed in this letter.

Sincerely,



Gerry Caruso

Principal Planner, Community Development Department

cc: Trudi Ryan, Director of Community Development  
Manuel Pineda, Director of Public Works  
Andy Miner, Planning Officer  
Carol Shariat, Principal Transportation Engineer  
Kevin Riley, Santa Clara Director of Planning and Development