

SEQUOIA UNION HIGH SCHOOL DISTRICT

480 JAMES AVENUE, REDWOOD CITY, CALIFORNIA 94062-1098

CONSTRUCTION DEPARTMENT
TEL. (650) 306-1788
FAX (650) 306-1791

BOARD OF TRUSTEES
CARRIE DUBOIS
GEORGIA JACK
ALAN SARVER
CHRIS THOMSEN
ALLEN WEINER

January 22, 2019

Tom Smith, Senior Planner
City of Menlo Park
Community Development Department, Planning Division
701 Laurel Street
Menlo Park CA 94025

MARY E. STRESHLY, ED.D
SUPERINTENDENT

ENRIQUE NAVAS
ASSISTANT SUPERINTENDENT
ADMINISTRATIVE SERVICES

MATTHEW ZITO
CHIEF FACILITIES OFFICER

Subject: Comments of Sequoia Union High School District Regarding Notice of Preparation of the Initial Study and Environmental Impact Report for the 1350 Adams Court Project

Dear Mr. Smith:

I am the Chief Facilities Officer of the Sequoia Union High School District ("District") and I write to share the District's comments regarding the above-referenced matter.

The District agrees that the environmental impact report ("EIR") for the Adams Court Project should outline and discuss the extent to which the Project will induce substantial population growth in the area, including within the District's jurisdictional boundaries.

The Notice of Preparation/Initial Study ("NOP/IS") states that the Project includes construction of approximately 260,400 gross square feet of space for life science uses and that this new space would generate approximately 650 new employees. The District notes that the NOP/IS assumes an average of approximately 400 square feet of space per employee, which may well overstate the actual square footage per employee.

The District therefore submits that the EIR should consider potential Project impacts assuming a larger number of employees on site, as well as a corresponding increase in the number of people added to the District's service population. Moreover, the District submits that any developer fee revenue generated by the development such as the Project is insufficient to address the actual impacts to the District resulting from the Project.

The District agrees that the topic of water supply should be comprehensively addressed in the EIR for the Project. The District and other school districts operating within the City have been impacted by the deteriorating condition of the City's aging water infrastructure and the District agrees that is essential to determine the extent to which this infrastructure can accommodate the development proposed in the Project.

Finally, the District agrees that transportation/traffic should be studied at length in the EIR for the Project. The District is especially concerned about the Project's traffic-related impacts of the Project on residents of East Palo Alto who need to commute to and from the District's Menlo-Atherton High School campus and we believe that the EIR should comprehensively examine the extent to which the Project may impact the commute times and safety of Menlo-Atherton High School students.

The District looks forward to participating in the EIR preparation process and working with the City to ensure that the Project's environmental impacts are appropriately mitigated.

Very truly yours,



Matthew Zito

Chief Facilities Officer