

Delo Freitas

From: Matthew Simmons
Sent: Monday, July 17, 2023 10:12 AM
To: Fred; Colin Fiske
Subject: Re: Inadequate bike storage - Kyle Boughton project on 11th Street

Thanks for raising this, Fred. I'll plan to ask about additional covered bike parking at the meeting.

From: Fred <fred@arcata1.com>
Sent: Saturday, July 15, 2023 6:06:06 PM
To: Colin Fiske; Matthew Simmons
Subject: Inadequate bike storage - Kyle Boughton project on 11th Street

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hello, Colin and Matt --

You likely have some familiarity with the project proposal of Kyle Boughton, on 11th Street just east of Greenview Market, that is scheduled to appear before the Planning Commission on July 25th. A PDF of the planset is attached.

The project consists of 22 two-bedroom apartments plus 1,884 sq.ft. of commercial space. According to the plans, the minimum parking required is 20 spaces for the commercial space and the residences, and the project is providing 25 spaces.

What is troubling to me is what can be regarded as deficient bike parking.

- There are 44 bedrooms, and bike parking is shown as 18. This seems inadequate.
- It is called "Covered" bike parking, but is located under stairs and under a deck. Stairs and decks if constructed in a standard manner are not water-tight, and would not provide true covered bike parking. And a 4-wide walkway that's 10 or so feet doesn't give much weather protection, even if it were to be watertight.
- The bikes are hung on hooks on the wall -- they look to be about 5 feet up. Many people cannot lift a bike to get to a 5-foot hook (or a hook of any height), particularly older people and children, or specifically an e-bike.
- We do not know if there are plans for a quantity of electric bike chargers.

This project should have indoor, locked-room bike storage -- right ?

Cheers,
-- Fred Weis

https://sfplanning.org/sites/default/files/documents/publications/ZAB_09_Bicycle_Parking.pdf

Delo Freitas

From: Richard Stein <richard.stein56@gmail.com>
Sent: Sunday, July 16, 2023 3:53 PM
To: Delo Freitas
Subject: Mixed use proposal,11thst., side of Greenview mkt

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good day! I am a homeowner who would be fully impacted by this proposed project. The degree of encroachment, would be totally unacceptable to me, as In literally up in my face. This is not to mention the inappropriate nature of the project ,in light of the integrity of the neighborhood. I am not the only one,who feels this way. There are folks,who have been living here for over 30years, who deserve respect , and consideration, in light of there efforts to create a nice neighborhood. Sincerely, Richard Stein, concerned homeowner