

From: [Sue Stephenson](#)
To: [City Council](#); [City Clerk](#)
Subject: [EXTERNAL] NO NO NO TO CITY HALL UNITS
Date: Saturday, February 22, 2025 1:23:17 PM

Dear City Council Members,

The original and robust group of objectors to the addition of housing mandate units in the parking lot of City Hall are **furious**. How is it we waged a successful objection and now it's back on the table? **WHERE ARE OUR LETTERS? WHY ARE YOU NOT CONSIDERING THEM? WE SHOULD NOT HAVE TO RE-OBJECT TO THIS.**

These are among the original objections, which still stand:

IGNORES critical safety needs. City Hall is our town's central hub in the event of disaster, with adequate space needed for gathering, generators, internet access, administering care and more.

IGNORES the needs of our older residents. The City Hall parking lot serves our growing age-in-place community—their only means to safely access the library and events. They have voiced their concerns—*"What about us? What are we supposed to do?"*

IGNORES cost burden. The flat area that comprises the lot is deceptive. Before construction can begin, the cost of critical hillside reinforcement alone, with significant slopes on two sides, is exorbitant—money surely better used elsewhere.

IGNORES the needs of new residents. With 700+ units total mandated, 1400+ new residents will live here. Diminishing the lot eliminates their access to our library, playground, basketball courts and park. ALREADY, THE PARKING LOT IS NEARLY FULL MOST DAYS.

THIS SITE MUST BE REMOVED FROM CONSIDERATION. It's an abomination that our original objection has been overturned, and equally, that entire area that is ideal for beautiful, community-building development—Marinship—remains off the table for consideration due to special interests. NO.

Sincerely,
Sue Stephenson

Sent from my iPad

From: [Sue Stephenson](#)
To: [Ian Sobieski](#); [Joan Cox](#); [Jill Hoffman](#); [Melissa Blaustein](#); [Steven Woodside](#)
Cc: [City Council](#); [City Clerk](#)
Subject: [EXTERNAL] Item 1B: Housing Element: Support Underutilized Lot Development
Date: Monday, February 24, 2025 12:43:11 PM

As a Sausalito resident, I am writing to urge the City Council to prioritize building housing in appropriate locations, specifically by focusing on underutilized and empty lots, especially within the Marinship.

We have an unprecedented opportunity to:

- **Demonstrate outstanding multi-income urban planning**, as models that combine income levels are proven in European models to be the most successful—*and here the space allows it*
- **Revitalize an underutilized, dilapidated part of town in a way that celebrates its heritage**, creating a vibrant, attractive, walkable extension of Sausalito
- **Create a faster track to construction**, given the flat terrain, open space, and lack of direct neighbors/objections
- **Generate additional business income for the city and support small businesses** — as a new Marinship community can benefit from a grocer, coffee shop, deli, etc.
- **Garner a business halo effect from Sea Trek**—when groups gather there, they could avail themselves of these small businesses
- **Not eliminate, but rather fully support the businesses that are there** with increased foot traffic and beautification

***And importantly: HELP MANAGE EVACUATION IN THE EVENT OF WILDFIRE*—a threat compounded by our single egress on Bridgeway and unreasonable density in already-populated areas; expanding to the north and south ends of town, where access to 101 is closer, is a critical triage strategy if our town is overcome with smoke and flames**

To facilitate responsible growth in the Marinship and other suitable locations, we must address the outdated ordinances that currently hinder development on empty lots. Specifically, Ordinance 1022, originally designed to limit office development in the Marinship, now stands as an impediment to considering housing options in this area. Updating or repealing this ordinance would unlock the potential of these underutilized spaces, enabling us to accommodate new housing in a way that aligns with our community's needs and values.

Finally, I strongly encourage the City Council to pass the current housing element, with one minor modification—the City Hall parking lot. While I may not agree with the current sites, doing so will shield us from the "builder's remedy" scenario. This outcome would give developers free rein and remove local control over development projects across Sausalito. By proactively addressing our housing needs through the approved Housing Element, while simultaneously pursuing alternative development strategies on appropriate sites, we can ensure a sustainable and harmonious future for our town.

Sincerely,

Sue Stephenson
Sausalito Resident